

IN THE MATTER between **NTHC**, Applicant, and **SA**, Respondent.

AND IN THE MATTER of the **Residential Tenancies Act** R.S.N.W.T. 1988, Chapter R-5
(the "Act");

AND IN THE MATTER of a hearing before **Hal Logsdon**, Rental Officer, regarding a rental
premises located within the **city of Yellowknife in the Northwest Territories**.

BETWEEN:

NTHC

Applicant/Landlord

-and-

SA

Respondent/Tenant

REASONS FOR DECISION

<u>Date of the Hearing:</u>	October 25, 2022
<u>Place of the Hearing:</u>	Yellowknife, NT via teleconference
<u>Appearances at Hearing:</u>	PS, representing the Applicant
	SA, Respondent
<u>Date of Decision:</u>	October 25, 2022

REASONS FOR DECISION

The tenancy agreement between the parties was monthly, made in writing and commenced on April 1, 2012. The rental premises are subsidized public housing.

The Applicant alleged that the Respondent had breached the tenancy agreement by failing to pay rent. A copy of the lease balance statement was provided in evidence which indicated that the rent account had been in continuous arrears from August 2021 to October 19, 2022. The current balance is \$0.

The Applicant withdrew their request for an order for rent arrears and termination of the tenancy agreement and sought only an order to pay future rent on time.

I find the Respondent has repeatedly breached their obligation to pay rent on the days it is due and has breached a previous order (file #17324, filed on May 6, 2021) requiring rent to be paid on time.

In my opinion, there are sufficient grounds to issue an order to pay future rent on time. An order to pay future rent on time shall issue.

Hal Logsdon
Rental Officer