

IN THE MATTER between **NF**, Applicant, and **MF**, 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:

NF

Applicant/Landlord

-and-

MF

Respondent/Tenant

REASONS FOR DECISION

<u>Date of the Hearing:</u>	November 29, 2022
<u>Place of the Hearing:</u>	Yellowknife, NT via teleconference
<u>Appearances at Hearing:</u>	RP, representing the Applicant
<u>Date of Decision:</u>	November 29, 2022

REASONS FOR DECISION

The Respondent was sent a Notice of Attendance by email, deemed served on November 3, 2022. The Respondent failed to appear at the hearing and the hearing was held in her absence.

The tenancy was made between the Applicant and MF and DJ as joint tenants. The tenancy agreement was made in writing for a one-year term commencing on June 1, 2019 and was renewed as a monthly agreement on expiry. The Applicant elected to proceed against MF only.

The Applicant alleged that the Respondent had breached the tenancy agreement by failing to pay the full amount of rent. The Applicant sought an order to pay the alleged rent arrears, withdrawing their request for termination of the tenancy agreement.

The Applicant provided a tenant ledger showing all rent transactions. The ledger indicated a current balance of rent owing of \$4,803.72. I find the ledger in order and find rent arrears of \$4,803.72.

An order shall issue requiring the Respondent to pay the Applicant rent arrears of \$4,803.72 and to pay future rent on time.

Hal Logsdon
Rental Officer