

IN THE MATTER between **NORTHERN PROPERTY LIMITED PARTNERSHIP**,
Applicant, and **JASON PITTMAN**, 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 the rental premises at **YELLOWKNIFE, NT**.

BETWEEN:

NORTHERN PROPERTY LIMITED PARTNERSHIP

Applicant/Landlord

- and -

JASON PITTMAN

Respondent/Tenant

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondent shall pay future rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 2nd day of
September, 2003.

Hal Logsdon
Rental Officer

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BETWEEN:

NORTHERN PROPERTY LIMITED PARTNERSHIP

Applicant/Landlord

-and-

JASON PITTMAN

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: September 2, 2003

Place of the Hearing: Yellowknife, NT

Appearances at Hearing: Lucy Gillard, representing the applicant

Date of Decision: September 2, 2003

REASONS FOR DECISION

The respondent was served with a Notice of Attendance on August 25, 2003 but failed to appear at the hearing. The hearing was held in his absence.

The applicant indicated that the rent arrears had been paid in full and withdrew the request for an order terminating the tenancy agreement. The applicant sought only an order requiring the respondent to pay future rent on time.

The tenancy agreement between the parties obligate the respondent to pay rent in advance on the first day of each month. The rent statement indicates that rent has not always been paid in accordance with the tenancy agreement.

I find the respondent has breached the tenancy agreement by failing to pay rent on the days it is due. An order shall be issued requiring the respondent to pay all future rent on time.

Hal Logsdon
Rental Officer