

IN THE MATTER between **FORT SIMPSON HOUSING AUTHORITY**, Applicant,  
and **ROBERT CAZON**, 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 **FORT SIMPSON, NT**.

BETWEEN:

**FORT SIMPSON HOUSING AUTHORITY**

Applicant/Landlord

- and -

**ROBERT CAZON**

Respondent/Tenant

**ORDER**

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) of the *Residential Tenancies Act*, the respondent shall pay the applicant rent arrears in the amount of two thousand four dollars and seventy cents (\$2004.70).
2. Pursuant to sections 41(4)(c) and 83(2) of the *Residential Tenancies Act*, the tenancy agreement between the parties for the premises known as #20, 10305C Antoine Drive, Fort Simpson, NT shall be terminated on January 31, 2009 and the respondent shall vacate the premises on that date unless rent arrears in the amount of two thousand four dollars and seventy cents (\$2004.70) are paid in full.

DATED at the City of Yellowknife, in the Northwest Territories this 20th day of  
November, 2008.

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Hal Logsdon  
Rental Officer

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BETWEEN:

**FORT SIMPSON HOUSING AUTHORITY**

Applicant/Landlord

-and-

**ROBERT CAZON**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** November 19, 2008

**Place of the Hearing:** Fort Simpson, NT

**Appearances at Hearing:** Ann O'Hare, representing the applicant

**Date of Decision:** November 19, 2008

**REASONS FOR DECISION**

The respondent was served with a Notice of Attendance sent by registered mail and confirmed delivered. The respondent failed to appear at the hearing and the hearing was held in his absence.

The applicant alleged that the respondent had breached the tenancy agreement by failing to pay rent and sought an order requiring the respondent to pay the alleged rent arrears and terminating the tenancy agreement on January 31, 2009 unless the rent arrears were paid in full. The premises are subsidized public housing.

The applicant provided a statement of the rent account in evidence which indicated a balance owing in the amount of \$2004.70.

I find the statement in order and find rent arrears in the amount of \$2004.70. In my opinion, there are sufficient grounds to terminate the tenancy agreement unless the arrears are paid by January 31, 2009.

An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$2004.70 and terminating the tenancy agreement on January 31, 2009 unless those arrears are paid in full.

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Hal Logsdon  
Rental Officer