

IN THE MATTER between **YELLOWKNIVES DENE FIRST NATION HOUSING DIVISION**, Applicant, and **PHILIP JOE GOULET**, Respondent;

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

AND IN THE MATTER of a Hearing before, **HAL LOGSDON**, Rental Officer, regarding the rental premises at **NDILO, NT**.

BETWEEN:

**YELLOWKNIVES DENE FIRST NATION HOUSING DIVISION**

Applicant/Landlord

- and -

**PHILIP JOE GOULET**

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 forty seven thousand seven hundred twenty five dollars and twenty four cents (\$47,725.24).
2. 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 7th day of December, 2010.

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Hal Logsdon  
Rental Officer

IN THE MATTER between **YELLOWKNIVES DENE FIRST NATION HOUSING DIVISION**, Applicant, and **PHILIP JOE GOULET**, 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.

BETWEEN:

**YELLOWKNIVES DENE FIRST NATION HOUSING DIVISION**

Applicant/Landlord

-and-

**PHILIP JOE GOULET**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** December 1, 2010

**Place of the Hearing:** Yellowknife, NT

**Appearances at Hearing:** Stephan Folkers, representing the applicant  
Philip Joe Goulet, respondent

**Date of Decision:** December 1, 2010

**REASONS FOR DECISION**

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 to pay future rent on time. The premises are subsidized public housing

The applicant provided a copy of the tenant ledger in evidence which indicated a balance of rent owing in the amount of \$47,725.24. The applicant stated that all of the assessed rent had been adjusted based on the household income of the respondent.

The respondent did not dispute the allegations.

I find the statement in order and find the respondent in breach of his obligation to pay rent. I find the rent arrears to be \$47,725.24. An order shall issue requiring the respondent to pay the applicant rent arrears of \$47,725.24 and to pay future rent on time.

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Hal Logsdon  
Rental Officer