

IN THE MATTER between **FORT SMITH HOUSING AUTHORITY**, Applicant, and  
**ERICA APPEGARTH AND ANDREW HERON**, Respondents;

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

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

BETWEEN:

**FORT SMITH HOUSING AUTHORITY**

Applicant/Landlord

- and -

**ERICA APPEGARTH AND ANDREW HERON**

Respondents/Tenants

**ORDER**

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) of the *Residential Tenancies Act*, the respondents shall pay the applicant rent arrears in the amount of one thousand two hundred sixteen dollars and eighty one cents (\$1216.81).

DATED at the City of Yellowknife, in the Northwest Territories this 19th day of  
February, 2013.

---

Hal Logsdon  
Rental Officer

IN THE MATTER between **FORT SMITH HOUSING AUTHORITY**, Applicant, and  
**ERICA APPEGARTH AND ANDREW HERON**, Respondents.

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:

**FORT SMITH HOUSING AUTHORITY**

Applicant/Landlord

-and-

**ERICA APPEGARTH AND ANDREW HERON**

Respondents/Tenants

**REASONS FOR DECISION**

**Date of the Hearing:** February 6, 2013

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

**Appearances at Hearing:** Kevin Mageean, representing the applicant  
Erica Applegarth, respondent

**Date of Decision:** February 6, 2013

**REASONS FOR DECISION**

The tenancy agreement between the parties was terminated on April 10, 2012. The applicant retained the security deposit (\$500) and accrued interest (\$0.04) applying it against cleaning and repair costs (\$400.85) and rent arrears (\$1316) resulting in an amount due to the applicant of \$1216.81. The applicant sought an order for that amount.

The respondent did not dispute the allegations.

I find the statement in order. Applying the retained security deposit first to the cleaning and repair costs, I find rent arrears owing to the applicant of \$1216.81.

An order shall issue requiring the respondents to pay the applicant rent arrears in the amount of \$1216.81.

---

Hal Logsdon  
Rental Officer