

IN THE MATTER between **PAULATUK HOUSING ASSOCIATION**, Applicant, and
BONNIE HAOGAK, Respondent;

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 **PAULATUK, NT**.

BETWEEN:

PAULATUK HOUSING ASSOCIATION

Applicant/Landlord

- and -

BONNIE HAOGAK

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 fifteen thousand seven hundred forty four dollars and forty six cents (\$15,744.46).
2. Pursuant to section 14.2(2)(a) of the *Residential Tenancies Act*, the respondent shall pay the applicant the balance of the required security deposit in the amount of two hundred sixty dollars (\$260.00).
3. 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 10th day of
December, 2013.

Hal Logsdon
Rental Officer

IN THE MATTER between **PAULATUK HOUSING ASSOCIATION**, Applicant, and
BONNIE HAOGAK, 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:

PAULATUK HOUSING ASSOCIATION

Applicant/Landlord

-and-

BONNIE HAOGAK

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: **October 23, 2013**

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

Appearances at Hearing: **Marjorie Hansen, representing the applicant**
 Eileen Ruben, representing the applicant
 Bonnie Haogak, respondent
 James Green, witness for the respondent

Date of Decision: **October 23, 2013**

REASONS FOR DECISION

The applicant alleged that the respondent had breached the tenancy agreement by failing to pay rent and by failing to pay the full amount of the required security deposit. The applicant sought an order requiring the respondent to pay the alleged rent arrears and the remainder of the security deposit 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 \$15,744.46. The applicant testified that the respondent had paid only \$240 of the required security deposit of \$500, leaving a balance owing of \$260. The applicant stated that all of the assessed rent had been calculated based on the household income of the respondent.

The respondent did not dispute the allegations.

I find the tenant ledger in order and find the respondent in breach of her obligations to pay rent and the required security deposit. I find the rent arrears to be \$15,744.46 and the outstanding security deposit to be \$260.

An order shall issue requiring the respondent to pay the applicant rent arrears of \$15,744.46 and the balance of the security deposit of \$260 and to pay future rent on time.

Hal Logsdon
Rental Officer