

IN THE MATTER between **Tulita Housing Association**, Applicant, and **Marlene Menacho**, 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, **Adelle Guigon**, Deputy Rental Officer, regarding a rental premises located within the **Hamlet of Tulita in the Northwest Territories**.

BETWEEN:

**TULITA HOUSING ASSOCIATION**

Applicant/Landlord

- and -

**MARLENE MENACHO**

Respondent/Tenant

**EVICITION ORDER**

IT IS HEREBY ORDERED:

1. Pursuant to section 63(4)(a) of the *Residential Tenancies Act*, the respondent shall be evicted from the rental premises known as Unit #0078 in Tulita, Northwest Territories, on December 9, 2013.

DATED at the City of Yellowknife in the Northwest Territories this 2nd day of December 2014.

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Adelle Guigon  
Deputy Rental Officer

IN THE MATTER between **Tulita Housing Association**, Applicant, and **Marlene Menacho**, 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 **Adelle Guigon**, Deputy Rental Officer,

BETWEEN:

**TULITA HOUSING ASSOCIATION**

Applicant/Landlord

-and-

**MARLENE MENACHO**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** November 29, 2013

**Place of the Hearing:** Tulita, Northwest Territories, via Teleconference

**Appearances at Hearing:** Helen Squirrel, representing the Applicant

**Date of Decision:** November 29, 2013

**REASONS FOR DECISION**

The application to a rental officer made by the Tulita Housing Association as the applicant/landlord against Marlene Menacho as the respondent/tenant was received and filed by the Rental Office on August 28, 2013. The applicant served a copy of the filed application on the respondent by registered mail, which was signed for by the respondent September 30, 2013.

A hearing was scheduled for November 29, 2013. Both parties were served with notices of hearing by registered mail sent November 5, 2013. Ms. Helen Squirrel appeared representing the Applicant. Ms. Marlene Menacho was deemed served November 12, 2013, pursuant to section 71(5) of the *Residential Tenancies Act* (the Act). Ms. Menacho did not appear at hearing and there was no one else present to represent her. The hearing proceeded in her absence.

Ms. Squirrel requested and was granted at hearing an order for payment of rental arrears and termination of the tenancy agreement effective December 8, 2013. Having terminated the tenancy agreement in accordance with the *Residential Tenancies Act*, I find an eviction order is further justified.

An order will issue evicting the tenant from the rental premises on December 9, 2013.

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Adelle Guigon  
Deputy Rental Officer