

IN THE MATTER between **Satdeo Inc.**, Applicant, and **Randy Gauthier**, 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, **Adelle Guigon**, Deputy Rental Officer, regarding a rental premises within **the town of Hay River in the Northwest Territories**.

BETWEEN:

**SATDEO INC.**

Applicant/Landlord

- and -

**RANDY GAUTHIER**

Respondent/Tenant

**ORDER**

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) of the *Residential Tenancies Act*, the respondent must pay to the applicant rental arrears in the amount of \$2,850.00 (two thousand eight hundred fifty dollars).

DATED at the City of Yellowknife in the Northwest Territories this 23rd day of January 2015.

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Adelle Guigon  
Deputy Rental Officer

IN THE MATTER between **Satdeo Inc.**, Applicant, and **Randy Gauthier**, 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:

**SATDEO INC.**

Applicant/Landlord

-and-

**RANDY GAUTHIER**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:**                      **January 21, 2015**

**Place of the Hearing:**                      **Hay River, Northwest Territories**

**Appearances at Hearing:**                      **Blaine Maillet, representing the applicant**

**Date of Decision:**                      **January 21, 2015**

**REASONS FOR DECISION**

An application to a rental officer made by Satdeo Inc. as the applicant/landlord against Randy Gauthier as the respondent/tenant was filed by the Rental Office November 7, 2014. The application was made regarding a residential tenancy agreement for the rental premises known as #301, 3 Capital Drive, in Hay River, Northwest Territories. The applicant personally served a copy of the filed application on the respondent November 17, 2014.

The applicant alleged the respondent had accumulated rental arrears and sought an order for payment of rental arrears and termination of the tenancy agreement. No documentary evidence was submitted.

A hearing was scheduled for January 21, 2015, in Hay River, Northwest Territories. Mr. Blaine Maillet appeared representing the applicant. Mr. Randy Gauthier was served a notice of attendance by registered mail signed for January 13, 2015. Mr. Gauthier did not appear at hearing, nor did anyone appear on his behalf. The hearing proceeded in his absence pursuant to section 80(2) of the *Residential Tenancies Act* (the Act).

Mr. Maillet testified Mr. Gauthier has a verbal tenancy agreement with the applicant. The monthly rent is determined to be \$1,250 for a one-bedroom apartment. Mr. Gauthier currently has rental arrears in the amount of \$2,850. As Mr. Gauthier vacated the rental premises more than a month ago, the amount of rental arrears represents outstanding rent for the months of September to November 2014. Mr. Maillet withdrew the applicant's request to terminate the tenancy, requesting only an order for payment of rental arrears.

I find that Mr. Randy Gauthier has accumulated rental arrears in the amount of \$2,850 and an order will issue requiring him to pay that amount.

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Adelle Guigon  
Deputy Rental Officer