

IN THE MATTER between **Fort Simpson Housing Authority**, Applicant, and **Thomas Edda and Lisa Kraus**, Respondents;

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 village of Fort Simpson in the Northwest Territories**.

BETWEEN:

FORT SIMPSON HOUSING AUTHORITY

Applicant/Landlord

- and -

THOMAS EDDA and LISA KRAUS

Respondents/Tenants

EVICTIION ORDER

IT IS HEREBY ORDERED:

1. Pursuant to sections 63(4)(a) and 83(2) of the *Residential Tenancies Act*, if the tenancy agreement between the parties terminates January 31, 2015, in accordance with paragraph 3 of rental officer order number 10-14769, the respondents will be evicted from the rental premises known as 9810A - 104 Avenue in Fort Simpson, Northwest Territories, on February 1, 2015.

DATED at the City of Yellowknife in the Northwest Territories this 31st day of July 2015.

Adelle Guigon
Deputy Rental Officer

IN THE MATTER between **Fort Simpson Housing Authority**, Applicant, and **Thomas Edda and Lisa Kraus**, 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 **Adelle Guigon**, Deputy Rental Officer.

BETWEEN:

FORT SIMPSON HOUSING AUTHORITY

Applicant/Landlord

-and-

THOMAS EDDA and LISA KRAUS

Respondents/Tenants

REASONS FOR DECISION

<u>Date of the Hearing:</u>	July 29, 2015
<u>Place of the Hearing:</u>	Fort Simpson, Northwest Territories
<u>Appearances at Hearing:</u>	Hilda Gerlock, representing the applicant Thomas Edda, respondent Lisa Kraus, respondent
<u>Date of Decision:</u>	July 29, 2015

REASONS FOR DECISION

This eviction order is issued in conjunction with Rental Officer order number 10-14769 dated July 31, 2015, and the reasons for decision therein attached include reasons for the issuance of this eviction order. Refer to that order and reasons for decision for a detailed accounting of this matter.

Having found justification for conditional termination of the tenancy agreement between Fort Simpson Housing Authority as the landlord and Thomas Edda and Lisa Kraus as the tenants, and having ordered said termination for January 31, 2016, unless the rents and minimum monthly installments for August 2015 to January 2016 are paid on time, I have also found justification for issuing an eviction order to remove Mr. Edda and Ms. Kraus from the rental premises known as 9810A - 104 Avenue in Fort Simpson, Northwest Territories, on February 1, 2016, if the termination of the tenancy becomes effective.

Adelle Guigon
Deputy Rental Officer