

IN THE MATTER between **FORT RESOLUTION HOUSING AUTHORITY**,  
Applicant, and **JAMES BEAULIEU**, 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, **HAL LOGSDON**, Rental Officer,  
regarding the rental premises at **FORT RESOLUTION, NT.**

BETWEEN:

**FORT RESOLUTION HOUSING AUTHORITY**

Applicant/Landlord

- and -

**JAMES BEAULIEU**

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 two thousand one hundred fifty eight dollars and twenty one cents (\$2158.21).

DATED at the City of Yellowknife, in the Northwest Territories this 28th day of October,  
2015.

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Hal Logsdon  
Rental Officer

IN THE MATTER between **FORT RESOLUTION HOUSING AUTHORITY**,  
Applicant, and **JAMES BEAULIEU**, 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:

**FORT RESOLUTION HOUSING AUTHORITY**

Applicant/Landlord

-and-

**JAMES BEAULIEU**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** September 10, 2015

**Place of the Hearing:** Fort Resolution, NT via telephone

**Appearances at Hearing:** Elizabeth-Ann McKay, representing the applicant

**Date of Decision:** September 10, 2015

**REASONS FOR DECISION**

The respondent was served with a Notice of Attendance sent by registered mail and confirmed delivered. The respondent failed to appear at the hearing and the hearing proceeded in his absence.

The tenancy agreement between the parties was terminated in early June, 2015 when the respondent vacated the premises. The applicant retained the security deposit (\$700) and accrued interest (\$10.95) applying it against cleaning costs (\$72.16) and rent arrears (\$2797) resulting in a balance owing the applicant of \$2158.21. The applicant sought relief in that amount. The premises are subsidized public housing.

The applicant provided a statement of account in evidence which indicated a balance owing of \$2158.21. The applicant stated that all of the assessed rent had been calculated based on the respondent's reported household income.

I find the statement in order and find the cleaning costs reasonable. Applying the retained security deposit and accrued interest first to the cleaning costs, I find rent arrears owing to the

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applicant to be \$2158.21. An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$2158.21

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Hal Logsdon  
Rental Officer