

IN THE MATTER between **FORT MCPHERSON HOUSING ASSOCIATION**,
Applicant, and **ANNIE KOE**, 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 **FORT MCPHERSON, NT**.

BETWEEN:

FORT MCPHERSON HOUSING ASSOCIATION

Applicant/Landlord

- and -

ANNIE KOE

Respondent/Tenant

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to sections 84(3) and 41(4)(a) of the *Residential Tenancies Act*, the previous order (file #20-14297, filed on October 27, 2014) is rescinded and the respondent is ordered to pay the applicant rent arrears in the amount of one thousand six hundred thirty four dollars (\$1634.00).

DATED at the City of Yellowknife, in the Northwest Territories this 15th day of
December, 2015.

Hal Logsdon
Rental Officer

IN THE MATTER between **FORT MCPHERSON HOUSING ASSOCIATION**,
Applicant, and **ANNIE KOE**, 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 MCPHERSON HOUSING ASSOCIATION

Applicant/Landlord

-and-

ANNIE KOE

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: December 3, 2015

Place of the Hearing: Fort McPherson, NT via telephone

Appearances at Hearing: Shirley Wilson, representing the applicant
Annie Koe, respondent

Date of Decision: December 3, 2015

REASONS FOR DECISION

The tenancy agreement between the parties was terminated by order on March 31, 2015 when the respondent failed to make the ordered monthly payments of rent arrears and pay the monthly rent on time (file #20-14297, filed on October 27, 2014). The applicant filed the current application on October 6, 2015 seeking an eviction order and compensation for use and occupation of the rental premises since the termination of the tenancy agreement. However, at the hearing the applicant withdrew the request for an eviction order and compensation seeking instead an order rescinding the previous order and the payment in full of the current balance owing. The premises are subsidized public housing.

The applicant provided a lease balance statement which indicated a current balance of rent owing in the amount of \$1634.

The respondent did not dispute the allegations.

The lease balance statement clearly indicates that the ordered monthly payments required by the previous order had not been paid in full and that the current balance of rent owing is \$1634. It appears that the respondent has reinstated the tenancy agreement.

I find the respondent in breach of her obligation to pay rent and find the balance of rent owing to be \$1634. An order shall issue rescinding the previous order and ordering the respondent to pay the applicant rent arrears in the amount of \$1634.

Hal Logsdon
Rental Officer