

IN THE MATTER between **FORT SMITH HOUSING AUTHORITY ON BEHALF OF NORTHWEST TERRITORIES HOUSING CORPORATION**, Applicant, and **JENNIFER BOURKE**, 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 SMITH, NT.**

BETWEEN:

**FORT SMITH HOUSING AUTHORITY ON BEHALF OF NORTHWEST  
TERRITORIES HOUSING CORPORATION**

Applicant/Landlord

- and -

**JENNIFER BOURKE**

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 seven hundred three dollars and twenty two cents (\$2703.22).
2. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondent shall pay

future rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 27th day of January,  
2016.

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Hal Logsdon  
Rental Officer

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AND IN THE MATTER of the **Residential Tenancies Act** R.S.N.W.T. 1988, Chapter R-5 (the "Act");

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-and-

**JENNIFER BOURKE**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** December 17, 2015

**Place of the Hearing:** Fort Smith NT via telephone

**Appearances at Hearing:** Kevin Mageean, representing the applicant  
Jennifer Bourke, respondent, by telephone

**Date of Decision:** December 17, 2015

**REASONS FOR DECISION**

The applicant alleged that the respondent had breached the tenancy agreement by failing to pay rent and sought an order requiring the respondent to pay the alleged rent arrears. The applicant withdrew their request for an order terminating the tenancy agreement.

The applicant provided two statements which combined, indicated a balance of rent owing of \$2703.22.

The respondent did not dispute the allegations.

I find the statements in order and find the respondent in breach of her obligation to pay rent. I find the rent arrears to be \$2703.22.

An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$2703.22 and to pay future rent on time.

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Hal Logsdon  
Rental Officer