

IN THE MATTER between **FORT SMITH HOUSING AUTHORITY ON BEHALF OF NORTHWEST TERRITORIES HOUSING CORPORATION**, Applicant, and **DAVID BOURKE AND JENNIFER DELORME-BOURKE**, Respondents;

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 -

DAVID BOURKE AND JENNIFER DELORME-BOURKE

Respondents/Tenants

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) of the *Residential Tenancies Act*, the respondents shall pay the applicant rent arrears in the amount of two hundred dollars (\$200.00).
2. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondents shall pay future rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 3rd day of February,
2016.

Hal Logsdon
Rental Officer

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DAVID BOURKE AND JENNIFER DELORME-BOURKE

Respondents/Tenants

REASONS FOR DECISION

Date of the Hearing: January 21, 2016

Place of the Hearing: Fort Smith, NT via telephone

Appearances at Hearing: Amber Harrington, representing the applicant
Lucille Harrington, representing the applicant

Date of Decision: January 21, 2016

REASONS FOR DECISION

The respondents were served with Notices of Attendance sent by registered mail and confirmed delivered. The respondents failed to appear at the hearing and the hearing was held in their absence.

The applicant alleged that the respondents had breached the tenancy agreement by failing to pay rent and sought an order requiring the respondents to pay the alleged rent arrears and to pay future rent on time. The applicant withdrew their request for an order terminating the tenancy agreement. The premises are subsidized public housing.

The applicant provided a lease balance statement in evidence which indicated a balance of rent owing of \$200.

I find the statement in order and find the respondents in breach of their obligation to pay rent. I find the rent arrears to be \$200.

An order shall issue requiring the respondents to pay the applicant rent arrears in the amount of \$200 and to pay future rent on time.

Hal Logsdon
Rental Officer