



# Blueberry River First Nations

## ON-RESERVE HOUSING POLICY



**Blueberry River First Nations**  
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### 3 DEFINITIONS

**ABANDON**

To be absent from a unit for over 60 days without paying rent.

**ADULT**

Any individual age 19 or over.

**APPELLANT**

An individual that has submitted an appeal.

**APPLICANT**

A person applying for housing.

**ARREARS**

Money owed to BRFN.

**ARREARS REPAYMENT AGREEMENT**

An agreement between a tenant and BRFN regarding the repayment of arrears.

**BRFN**

The Blueberry River First Nations.

**BRFN HOUSING**

Housing owned by BRFN.

**BRFN RENTAL HOUSING**

Housing owned by BRFN where BRFN charges a tenant monthly rent for a defined period of time.

**CONFLICT OF INTEREST**

A conflict between the private interests and the official responsibilities of a person in a position of trust.

**DEPENDENT**

An individual under the age of 19.

**EVICTION**

The removal of a tenant from a rental property by BRFN (See Termination of Tenancy).

**GOOD FINANCIAL STANDING**

When a Member does not owe money to BRFN or, if owes, has demonstrated a good faith effort to repay his / her debt.

**HOMEOWNER**

A private individual that owns a housing unit on BRFN Reserve.

**MEMBER**

An individual born into BRFN.

**NON-MEMBER**

An individual not born into BRFN.

**NOTICE TO VACATE**

A notice served by BRFN to a tenant requiring the tenant to leave a unit within a defined period of time, typically as a result of termination of tenancy (i.e. eviction).

**OCCUPANCY**

The period where one is living in a unit.

**OCCUPANT**

An adult living in a unit for over 50% of the time; a dependent living in a unit for over 40% of the time.

**OVER-OCCUPANCY**

A situation whereby the number of occupants in a unit exceeds occupancy limits.

**OVER-HOUSING**

A situation whereby the size of a unit is larger than is necessary to reasonably meet the needs of its occupants (i.e. a single person in a three-bedroom unit).

**POLICY**

The BRFN Housing Policy.



**POSSESSION REMOVAL PERIOD**

The period for when an individual may remove his / her belongings from a unit after having received a notice to vacate.

**PREMISES**

The property or common areas associated with a unit.

**REGISTERED OCCUPANT**

An occupant listed on the Rental / Tenancy Agreement.

**RENTAL**

A housing unit owned by BRFN where BRFN charges a tenant monthly rent for a defined period of time.

**RENTAL / TENANCY AGREEMENT**

A signed agreement between BRFN and a tenant that establishes the terms and conditions of each party as it relates to the use and occupancy of BRFN rental housing.

**RESERVE**

Land that has been set apart by the Canadian Government for the use and benefit of the First Nation, and which is governed by any laws or policies enacted by the First Nation.

**RESIDENCY**

To reside on BRFN Reserve land.

**RESIDENT**

An individual residing on BRFN Reserve.

**SERIOUS OFFENSE**

Any violent or sexual offence, distribution of drugs, breaking and entering, or other criminal actions that are contrary to the health or safety of an individual or the community.

**TENANT**

An individual who signs a Rental / Tenancy Agreement and is responsible for the unit and premises.

**TENANCY**

The period under which a tenant has an agreement with BRFN to occupy a unit.

**TERMINATION OF TENANCY**

When a tenancy is ended prematurely (i.e. prior to the end of the Rental / Tenancy Agreement).

**UNIT**

A measure of housing equal to the living quarters of one household; may refer to a house, apartment, or other dwelling.

**VACATE**

- (1) To be absent from a unit for over 30 days without paying rent.
- (2) To leave a unit (See Notice to Vacate).

