

## **Private Residential Tenancies Board**

### **Determination Order**

**Ref: DR771/2005**

In the matter of Vitoldas Jagutis (Applicant Tenant) and Elizabeth Connolly (Respondent Landlord) the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

- The Respondent Landlord shall pay to the Applicant Tenant, within 15 days of the date of issue of this Order, the sum of €613, being the deposit of €900 plus general damages of €150 for the service of an invalid notice of termination in respect of the tenancy of the dwelling at 7 The Falls, Lower Dodder Road, Dublin 14, having deducted €437 for repairs and replacements in excess of normal wear and tear.

This Order was made by the Private Residential Tenancies Board on 15 November 2006.

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Liam Gleeson  
Board Member  
Duly authorised to sign on behalf of the Board

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Kathryn Ward  
Assistant Director  
Duly authorised to sign on behalf of the Board