

## Private Residential Tenancies Board

### Determination Order

**Ref: DR1014-14757**

In the matter of David Joyce [Applicant Tenant] and John Mullen [Respondent Landlord] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

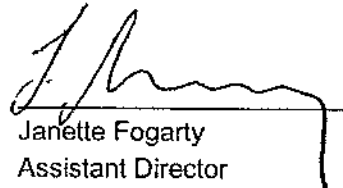
1. The Notice of Termination served on the 25th August 2014, by the Respondent Landlord on the Applicant Tenant, in respect of the tenancy of the dwelling at 44 Black Castle Lodge, Flower Hill, Navan, County Meath, is invalid.
2. The Tenant shall continue to pay rent at the monthly rate of €550, or proportionate part thereof at the rate of €18.08 per day, unless lawfully varied, and any other charges set out in the terms of the tenancy agreement, for each month or part thereof, until such time as he vacates the above dwelling.
3. The Respondent Landlord shall refund the entire of the security deposit of €550 to the Applicant Tenant, on gaining vacant possession of the above dwelling, less any amounts properly withheld in accordance with the provisions of the Act.

This Order was made by the Private Residential Tenancies Board on 13 March 2015.



Catriona Walsh  
Chairperson

Duly authorised to sign on behalf of the Board



Janette Fogarty  
Assistant Director

Duly authorised to sign on behalf of the Board