

## Private Residential Tenancies Board

### Determination Order

Ref: DR0412-00038

In the matter of Breda Brunt, John Brunt [Applicant Landlord(s)] and David Murphy, Sandra Murphy [Respondent Tenant(s)] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Respondent Tenants shall pay the total sum of €2,926.79 to the Applicant Landlords in ten consecutive monthly payments of €290.00 on the 28th day of each month followed by one payment of €26.79 in the immediately succeeding month commencing on the 28th day of the month immediately following the date of issue of this Order, being rent arrears of €685.00, plus damages in the sum of €2,841.79 for the Respondent Tenants' breach of their obligations under the Act, having deducted the justifiably retained security deposit of €600.00, in respect of the tenancy of the dwelling at Oulartleigh, Glenbrien, Ennisorthy, Co Wexford.
2. The enforcement of this Order for such payment of € 2,926.79 will be deferred and the sum owing reduced by the cumulative sum paid in the monthly instalments made by the Respondent Tenants to the Applicant Landlords, on each due date, until such time as the total sum of €2,926.79 has been paid in full.
3. For the avoidance of doubt any default in the payment of a monthly instalment shall act to cancel any further deferral and the balance due at the date of default of any such monthly payment shall immediately become due and owing to the Applicant Landlords.

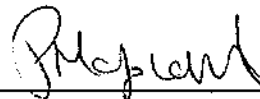
This Order was made by the Private Residential Tenancies Board on 24 June 2014.



Catriona Walsh

Chairperson

Duly authorised to sign on behalf of the Board



Padraig McGoldrick

Assistant Director

Duly authorised to sign on behalf of the Board