

Private Residential Tenancies Board

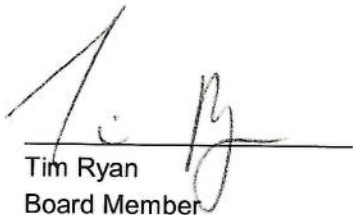
Determination Order

Ref: DR0915-21079

In the matter of Robert Braam [Applicant Tenant] and Des Donegan [Respondent Landlord] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Applicant Tenants application of rent more than market rent in respect of of the dwelling at 27 The Charter, Santry Cross, Ballymun, Dublin 11 is not upheld.
2. The Respondent Landlord shall pay the total sum of €600 to the Applicant Tenant, within 28 days of the date of issue of this Order, being €500 damages for breach of landlord obligations under s. 12(1)(a) of the Residential Tenancies Act 2004 by unlawfully interfering with the Applicant Tenant's right to peaceful occupation together with €100 for breach of landlord obligations under s. 12(1)(h) of the Residential Tenancies Act 2004 by failing to forward a written complaint to the management company of the above dwelling.

This Order was made by the Private Residential Tenancies Board on 22 January 2016.



Tim Ryan
Board Member

Duly authorised to sign on behalf of the Board



Janette Fogarty
Assistant Director

Duly authorised to sign on behalf of the Board