

Private Residential Tenancies Board

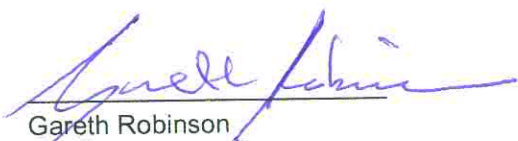
Determination Order

Ref: TR0314-000587/DR1013-08560

In the matter of Papyrus Property Company [Appellant Landlord] and Robert Hoca, Bernadette Berta, Ildiko Berta, Janus Berta, Alexandra Berta [Respondent Tenant(s)] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:


1. The Notice of Termination, dated 16 October 2013, served by the management company representative on the Respondent Tenants is invalid.
2. The Appellant Landlord shall pay the total sum of €2,500 to the Respondent Tenants (being €500 to each of the five tenants), within 14 days of the date of the determination order, being damages for distress, anxiety and inconvenience arising from the breach of the landlord's obligations under sections 12 and 51 of the Act in respect of the tenancy of the dwelling at Apartment 55E, Milners Square, Santry, Dublin 9.

This Order was made by the Private Residential Tenancies Board on 6 June 2014.



Gareth Robinson
Board Member

Duly authorised to sign on behalf of the Board



Janette Fogarty
Assistant Director

Duly authorised to sign on behalf of the Board