

Private Residential Tenancies Board

Determination Order

Ref: TR0514-000676/DR0114-09714

In the matter of Kevin Walsh [Appellant Landlord] and Amanda O'Rourke [Respondent Tenant] 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 Respondent Tenant on 18 January 2014 is valid in respect of the tenancy of the dwelling at Flat 3, 23 Cabra Park, Phibsboro, Dublin 7.
2. The Respondent Tenant and all persons residing in the above dwelling shall give up possession of and vacate the dwelling, in which she is in unlawful occupation and over-holding within 7 days of the date of issue of this order by the Board.
3. The Respondent Tenant shall pay any further rent outstanding from 14 August 2014 (date of hearing) at the rate of €120 per week or proportional part thereof at the rate of €17.14 per day, unless lawfully varied, and any other charges as set out in the terms of the tenancy agreement for each week or part thereof, until such time she vacates the dwelling.

This Order was made by the Private Residential Tenancies Board on 5 September 2014.

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