

Private Residential Tenancies Board

Determination Order

Ref: TR0614-000704/DR0314-10769

In the matter of Patrick Eastwood [Appellant Landlord] and Joanna Whelan [Respondent Tenant] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

The Appellant Landlord shall pay the total sum of €1,740.00 to the Respondent Tenant within 14 days of the date of issue of this Order by the Board, being damages in the sum of €2,000 in respect of the inconvenience and discomfort suffered by the Respondent Tenant and her daughter plus reimbursement of the sum of €300 in respect of monies expended by the Respondent Tenant in carrying out repairs to the interior of the Dwelling for which the Appellant Landlord was responsible plus the whole of the unjustifiably retained security deposit of €800, having deducted rent arrears in the sum of €1,360.00 in respect of the tenancy of the dwelling at 6 Tyrells Place, Fitzgibbon Street, Dublin 1.

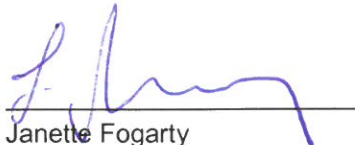
This Order was made by the Private Residential Tenancies Board on 5 September 2014.



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