

Residential Tenancies Board

Determination Order

Ref: DR0418-43376

In the matter of Robert Bennett [Applicant Landlord] and Noreen Foley, Edward O'Donoghue [Respondent Tenants] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notices of Termination served on 26 February 2018 and on 30 April 2018 by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at Lackareagh, Lissarda, Co. Cork (P14EE02) are valid.
2. The Respondent Tenants and all persons residing in the above dwelling shall give up possession and vacate the dwelling in which they are in unlawful occupation and overholding within 7 days of the issue of this Order
3. The Respondent Tenants shall pay the Applicant Landlord the total sum of €3,988.00 within 70 days of the date of issue of this Order. This sum represents rent arrears up to 6 June 2018 in respect of the tenancy of the dwelling at Lackareagh, Lissarda, Co.Cork (P14EE02).
4. From 7 June 2017 onwards the Respondent Tenants shall also pay the equivalent of the monthly rent at the rate of €950.00 per month or €31.23 per day unless lawfully varied, and any other charges set out in the terms of the tenancy agreement, until such time as he vacates the dwelling.
5. The Applicant Landlord shall refund the entire of any security deposit to the Respondent Tenants on gaining vacant possession of the above dwelling, less any amounts properly withheld in accordance with the provisions of the Act.

This Order was made by the Residential Tenancies Board on 16 August 2018.



Gary Byrne

Higher Executive Officer

Duly authorised to sign on behalf of the Director