

## **Residential Tenancies Board**

### **Determination Order**

**Ref: DR0220-60341**

In the matter of Ken Fennell [Applicant] (In capacity as Receiver over Certain Assets of Algodorn Limited, Landlord) and Marianna Birlea [Respondent Tenant] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served by the Applicant's Representatives on 11 July 2018 on the Respondent Tenant in respect of the tenancy of the dwelling at 15 Wayside Park, Clonakilty, Co. Cork, is valid.
2. The Respondent Tenant, and any other person/s residing in the above dwelling, shall vacate and give up possession of the dwelling within 28 days of the expiration of the emergency period as defined in section 3 of the Emergency Measures in the Public Interest (Covid -19) Act 2020 or as extended by order under section 4 of the Emergency Act the Emergency Measures in the Public Interest (Covid -19) Act 2020.
3. The Respondent Tenant shall continue to pay rent from 9 March 2020, being the date of the Adjudication hearing, to the Applicant, at the rate of €750.00 per month or proportional part thereof at the rate of €24.66 per day, unless lawfully varied, together with any other charges provided for under the terms of the tenancy agreement, for each month or part thereof, until such time as she vacates the above dwelling.

This Order was made by the Residential Tenancies Board on 20 August 2020.



Ciara Cronin

Higher Executive Officer

Duly authorised to sign on behalf of the Director