

Residential Tenancies Board

Determination Order

Ref: DR0320-61012

In the matter of Carolyn Barry Murphy [Applicant Landlord] and Ellen Scannell [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 Landlord on the Respondent Tenant on the 21st of January 2020 with respect of the tenancy of the dwelling at 197 Old Youghal Road, Co. Cork T23 P9WE is valid.
2. The Respondent Tenant and all persons residing in the aforesaid property shall vacate and deliver up vacant possession to the Applicant Landlord within 14 days of the date of issue of this Order.
3. The Respondent Tenant shall pay the sum of €6,414.57 to the Applicant Landlord within 14 days of the date of issue of this Order, being rent arrears with respect of the aforesaid tenancy.
4. The Respondent Tenant shall continue to pay the sum of €900 per month or €29.59 per day for portion of a month from the 17th of September 2020 until vacant possession is recovered by the Applicant Landlord.
5. The Applicant Landlord shall return the security deposit of €900 to the Respondent Tenant upon gaining vacant possession of the dwelling less such sums properly retained in accordance with the Residential Tenancies Act or due to the Applicant Landlord on foot of this Order.

This Order was made by the Residential Tenancies Board on 13 January 2021.



Emer Morrissey
Assistant Director

Duly authorised to sign on behalf of the Director