

Residential Tenancies Board

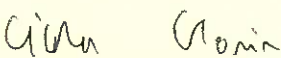
Determination Order

Ref: DR0321-68519, DR0321-68422

In the matter of Linda Blackburn, Keith Vincent Blackburn, Karen Julian Blackburn, Vaughan Bisley [Applicant/Respondent Tenants] and Theresa McGuinness [Respondent/Applicant Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination with a date of service of 19th February 2021 served by the Respondent/Applicant Landlord on the Applicant/Respondent Tenants, in respect of the tenancy of the dwelling at 48 Brookford, Rush, Co. Dublin, is valid.
2. The Applicant/Respondent Tenants and any other persons residing in the dwelling shall vacate and give up possession of the above dwelling on or before 20th May 2021 or within 10 days of the date of issuance of this Determination Order, whichever is the later.
3. The Applicant/Respondent Tenants shall pay the sum of €3,100 to the Respondent/Applicant Landlord, within 28 days of the date of issue of this Determination Order, being rent arrears in respect of the tenancy of the above dwelling.
4. The Applicant/Respondent Tenants shall also pay any further rent outstanding from 7th April 2021, being the date of the Adjudication Hearing, at the rate of €1,700 per month or proportionate part thereof at the rate of €55.89 per day, unless lawfully varied, and any other charges as provided for under the terms of the tenancy agreement for each month or part thereof, until such time as the above dwelling is vacated by the Applicant/Respondent Tenants and any other persons residing therein.
5. The Notices of Termination with dates of service of 12th March 2021 served by the Respondent/Applicant Landlord on the Applicant/Respondent Tenants, in respect of the tenancy of the above dwelling, are invalid

This Order was made by the Residential Tenancies Board on 9 June 2021.



Ciara Cronin

Higher Executive Officer

Duly authorised to sign on behalf of the Director