

## **Residential Tenancies Board**

### **Determination Order**

**Ref: DR0322-76280**

In the matter of Alan Matthews [Applicant Landlord] and Julian Roostas [Respondent Tenant] 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 02/02/2020 served by the Applicant Landlord on the Respondent Tenant, in respect of the tenancy of the dwelling at 28 Clogher Road, Crumlin, Dublin 12, D12N4X8, is valid.
2. The Respondent Tenant and any other persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 21 days of the date of issue of this Determination Order.
3. The Respondent Tenant shall continue to pay rent from 11/07/2020 being the date of the Adjudication Hearing, at the rate of €1,150.00 per month or proportionate part thereof at the rate of €37.80 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 Respondent Tenant and any other persons residing therein.

This Order was made by the Residential Tenancies Board on 17 August 2022.



Ciara Cronin

Higher Executive Officer

Duly authorised to sign on behalf of the Director