

## **Residential Tenancies Board**

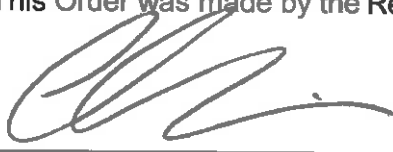
### **Determination Order**

**Ref: DR0419-53713**

In the matter of Keith Mullan [Applicant Tenant] and Con Riordan [Respondent Landlord] 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 Respondent Landlord on 22nd March 2019 on the Applicant Tenant in respect of the tenancy of the dwelling at Flat 3, 5 Eldred Terrace, Douglas Road, Co. Cork is valid;
2. The Applicant Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 14 days of the date of issue of this Order;
3. The Applicant Tenant shall also pay any further rent outstanding from 24th May 2019, being the date of the Adjudication hearing, at the rate of €585 per month or proportional part thereof at the rate of €19.23 per day and any other charges as set out in the terms of the tenancy agreement for each month or part thereof, until such time as the Applicant Tenant vacates the above dwelling;
4. The Respondent Landlord shall refund the entire of the security deposit of €500 to the Applicant Tenant, upon the Applicant Tenant vacating and giving up 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 12 July 2019.



Claire Diggin

Assistant Director

Duly authorised to sign on behalf of the Director