

Residential Tenancies Board

Determination Order

Ref: DR0419-53733

In the matter of Patrick Geoghegan [Applicant Landlord] and Helen Ward [Respondent Tenant] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination dated 19th April 2019 served by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at 98 Country Meadows, Cloonthua, Tuam, Co. Galway is valid.
2. The Respondent Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 28 days of the date of issue of this Order.
3. The Respondent Tenant shall pay the total sum of €9,351.16 to the Applicant Landlord, within 7 days of the date of issue of this Order, being rent arrears of €9,351.16 in breach of Section 16(a)(i) of the Act, in respect of the tenancy of the above dwelling.
4. The Respondent Tenant shall also pay any further rent outstanding from 4th June 2019, being the date of the Adjudication hearing, at the rate of €830.00 per month or proportional part thereof at the rate of €27.29 per day, unless lawfully varied, 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 Respondent Tenant vacates the above dwelling.

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