

Residential Tenancies Board

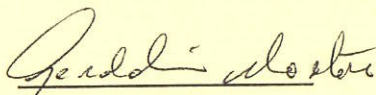
Determination Order

Ref: DR0422-76709, DR0422-76922

In the matter of William Morrissey [Applicant/Respondent Tenant] and Oisín Gartlan [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 24th April 2022, served by the Respondent/Applicant Landlord on the Applicant/Respondent Tenant, in respect of the tenancy of the dwelling at 6 Brookwood Lawns, Red Barns Road, Dundalk, Co. Louth, A91X5C1, is valid.
2. The Applicant/Respondent Tenant and any other 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 Determination Order.
3. The Applicant/Respondent Tenant shall pay the sum of €5,000.00 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 Tenant shall also pay any further rent outstanding from 22nd June 2022, being the date of the Adjudication Hearing, at the rate of €1,250.00 per month/week or proportionate part thereof at the rate of €41.10.00 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 Tenant and any other persons residing therein.
5. The Respondent/Applicant Landlord shall refund the security deposit of €1,250.00 to the Applicant/Respondent Tenant, on gaining vacant possession of the above dwelling, less any amounts properly withheld in accordance with the provisions of the Act.
6. The Applicant/Respondent Tenant's claim of breach of landlord obligations with respect to the tenancy of the above dwelling is not upheld.

This Order was made by the Residential Tenancies Board on 03 August 2022.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director