

Residential Tenancies Board

Determination Order

Ref: DR0519-54653

In the matter of Aidan O'Keeffe, Josephine Bannon [Applicant Landlords] and John Newcombe [Respondent Tenant] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served on 16th October 2018 by the Applicant Landlords on the Respondent Tenant in respect of the tenancy of the dwelling at Flat 1, 21 Old Cabra Road, Dublin 7, D07 F2V5, is valid.
2. The Respondent Tenant, and any other person/s 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 rent from 20th June 2019, being the date of the adjudication hearing, to the Applicant Landlords, at the rate of €671.66 per month or proportional part thereof at the rate of €22.08 per day, unless lawfully varied, together with any other charges provided for under the terms of the tenancy agreement, for each month or part thereof, until such time as he vacates the above dwelling.
4. The Applicant Landlords shall refund the entire of the security deposit of €528.00 to the Respondent Tenant, upon the Respondent 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 09 August 2019.



Emer Morrissey

Higher Executive Officer

Duly authorised to sign on behalf of the Director