

Residential Tenancies Board

Determination Order

Ref: DR0619-55159

In the matter of Val Issuer DAC [Applicant Landlord] and Faissal Hamdi [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 18 April 2019 by the Applicant Landlord on the Respondent Tenant, in respect of the tenancy of the dwelling at Flat 4, 54 South Richmond Street, Dublin 2, 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 14 days of the date of issue of this Order.
3. The Respondent Tenant shall pay the total sum of €617.12 to the Applicant Landlord within fourteen days of the date of issue of this Order, being rent arrears in respect of the tenancy of the above dwelling.
4. The Respondent Tenant shall pay any further rent outstanding from 9 July 2019, being the date of the Adjudication hearing, at the rate of €120.00 per week, or proportional part thereof at the rate of €17.14 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 he vacates and gives up possession of the above dwelling.
5. The Applicant Landlord shall refund the entire of the security deposit of €300.00 to the Respondent Tenant, on gaining 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 22 August 2019.



Emer Morrissey

Higher Executive Officer

Duly authorised to sign on behalf of the Director