

Residential Tenancies Board

Determination Order

Ref: DR0619-55182

In the matter of Jim Codd [Applicant Landlord] and Kayleigh McMahon [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 the 7th March 2019, by the Applicant Landlord, on the Respondent Tenant, in respect of the tenancy of the dwelling at 19 Beechville, Clonard, Wexford Town, Wexford 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 14 days of the date of issue of this Order.
3. The Respondent Tenant shall continue to pay rent from the 3rd October 2019, being the date of the adjudication, to the Applicant Landlord, at the rate of €720 per month or proportional part thereof at the rate of €23.67 per day, unless lawfully varied, and any other charges provided for under the terms of the tenancy agreement, for each month or part thereof, until such time as she vacates the above dwelling.
4. The Applicant Landlord shall refund the entire of the security deposit of €800 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 November 2019.



Emer Morrissey

Higher Executive Officer

Duly authorised to sign on behalf of the Director