

Residential Tenancies Board

Determination Order

Ref: DR0621-70066

In the matter of Juanqin Guo [Applicant Landlord] and Denise Camaggi, Thiery Ndabarishye [Respondent Tenants] 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 9/05/2021, served by the Applicant Landlord on the Respondent Tenants, in respect of the tenancy of the dwelling at Apt 82; No 109 Parnell Street, Dublin 1, D01FP23 is valid.
2. The Respondent Tenants 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 Respondent Tenants shall pay the sum of €6,030.00 to the Applicant Landlord, within 14 days of the date of issue of this Determination Order, being rent arrears of €7,480.00 having deducted the justifiably retained security deposit of €1,450.00 in respect of the tenancy of the dwelling at Apt 82; No 109 Parnell Street, Dublin 1.
4. The Respondent Tenants shall also pay any further rent outstanding from 2 September 2021, being the date of the Adjudication Hearing, at the rate of €1,450.00 per month or proportionate part thereof 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 Respondent Tenant and any other persons residing there.

This Order was made by the Residential Tenancies Board on 22 December 2021.



Ciara Cronin
Higher Executive Officer
Duly authorised to sign on behalf of the Director