

Residential Tenancies Board

Determination Order

Ref: DR0621-70620

In the matter of Simon McLoughlin [Applicant Tenant] and Michael Naughton and Amy Naughton [Respondent Landlords] 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 7th September served by the Respondent Landlords on the Applicant Tenant in respect of the tenancy of the dwelling at Gortroe, Corrandulla, Co. Galway, H91VYW6 is invalid.
2. The Respondent Landlords shall pay the total sum of €3,000.00 in damages to the Applicant Tenant within 42 days of the date of issue of this Determination Order, for the consequences of unlawfully terminating the Applicant Tenant's tenancy of the dwelling on 4th July 2021.
3. The Respondent Landlords shall pay the sum of €750.00 to the Applicant Tenant within 21 days of the date of issue of this Determination Order, being the entire of the unjustifiably retained security deposit of €750.00.

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