

## **Residential Tenancies Board**


### **Determination Order**

**Ref: DR0719-55775**

In the matter of Tuath Housing Association [Applicant Landlord] and Wendy Mahon [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 5th June 2019, by the Applicant Landlord, on the Respondent Tenant, in respect of the tenancy of the dwelling at 83 Rochdale, Honey Park, Dun Laoghaire, Co. Dublin, A96CV09, is valid.
2. The Respondent Tenant and any persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 14 days of the issue of this Determination Order.
3. The Respondent Tenant shall pay the sum of €437.08 in 18 consecutive weekly payments of €23.02, each Thursday, followed by one payment of €22.72 in the immediately succeeding week, commencing the next week after the issue of this Determination Order, being rent arrears in respect of the tenancy of the above dwelling.
4. The enforcement of this Order for such payment shall be deferred and the total sum owing reduced by the cumulative sum paid in the weekly instalments made by the Respondent Tenant to the Applicant Landlord on each due date until the sum of €437.08 has been paid in full.
5. For the avoidance of doubt any default in the payment of the weekly instalments shall act to cancel any further deferral and the balance due at the date of default of any such monthly payment shall immediately become due and owing to the Applicant Landlord.
6. The Respondent Tenant shall pay any rent outstanding from the 9th August 2019, at the rate of €46.98 per week and/or €6.71 per day, unless lawfully varied, and any other charges as set out in the terms of the tenancy agreement for each week/day or part thereof, until such time as she vacates the above dwelling.

This Order was made by the Residential Tenancies Board on 30 September 2019.

  
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Emer Morrissey  
Higher Executive Officer  
Duly authorised to sign on behalf of the Director