

Residential Tenancies Board

Determination Order

Ref: DR1018-49111

In the matter of Alan Mangan [Applicant Tenant] and William Symes [Respondent Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served on 8th September 2018 by the Respondent Landlord on the Applicant Tenant, in respect of the tenancy of the dwelling at 3B Cooldrinagh Terrace, Leixlip, Co. Dublin, is invalid;
2. The Respondent Landlord shall pay the total sum of €2,493.40 to the Applicant Tenant within 56 days of the date of issue of this Order, being damages of €2,000.00 for the consequences of unlawfully terminating the Applicant Tenant's tenancy of the above dwelling, damages of €158.90 for breach of the Landlord's obligations in relation to the standard and maintenance of the Dwelling, and €334.50 being the unjustifiably retained portion of the security deposit in respect of the tenancy of the above dwelling.

This Order was made by the Residential Tenancies Board on 20 June 2019.



Carolyn O'Brien
Higher Executive Officer
Duly authorised to sign on behalf of the Director