

Residential Tenancies Board

Determination Order

Ref: DR1020-65972

In the matter of Lascara Limited [Applicant Landlord] and Yosra Wally Higgins [Respondent Tenant] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination dated 25th August 2020 served by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at 52 The Courtyard, City Square, Watercourse Road, Co. Cork, T23H642 is valid.
2. The Respondent Tenant and any other persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 10 days of the expiration of the "Emergency Period" within the meaning of Section 2 of the Residential Tenancies Act 2020.
3. The Respondent Tenant shall pay the total sum of €10,206.72 to the Applicant Landlord, within 7 days of the date of issue of this Determination Order, being rent arrears of €10,206.72 in breach of Section 16(a)(i) of the Act, in respect of the tenancy of the above dwelling.
4. The Respondent Tenant shall also pay any further rent outstanding from 12th February 2021, being the date of the Paper Based Adjudication, at the rate of €927.92 per month or proportionate part thereof at the rate of €30.51 per day, 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 therein.

This Order was made by the Residential Tenancies Board on 21 April 2021.



Ciara Cronin

Higher Executive Officer

Duly authorised to sign on behalf of the Director