

## **Residential Tenancies Board**

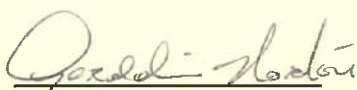
### **Determination Order**

**Ref: DR1022-80249**

In the matter of MESD Ventures [Applicant Landlord] and Paul Nolan [Respondent Tenant] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination with a service date of 14th June 2022, and served by the Applicant Landlord upon the Respondent Tenant in respect of the tenancy of the dwelling at 11 Carden's Court, Templemore, County Tipperary, is valid.
2. The Respondent Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 7 days of the date of issue of this Determination Order.
3. The Respondent Tenant shall pay the total sum of €20,000.00 to the Applicant Landlord, in 40 equal consecutive monthly instalments at the rate of €500.00 per month, commencing the next month after the date of issue of this Determination Order. This sum represents rent arrears in respect of the tenancy of the above dwelling.
4. The enforcement of this Order for such payment of €20,000.00 will be deferred, and the total sum owing reduced by the cumulative sum paid in the monthly instalments made by the Respondent Tenant to the Applicant Landlord on each due date, until such time as the total sum of €20,000.00 has been paid in full.
5. For the avoidance of doubt, any default in the payment of any of the monthly instalments shall act to cancel any further deferral and the balance due at the date of default of any such weekly payment shall immediately become due and owing to the Applicant Landlord.
6. The Respondent Tenant shall continue to pay rent as it falls due, from 20th March 2023, being the date of the adjudication hearing in the sum of €800.00 per month, or proportionate part thereof, unless lawfully altered, for as long as he continues to reside in the above dwelling.

This Order was made by the Residential Tenancies Board on 17 May 2023.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director