

Residential Tenancies Board

Determination Order

Ref: DR1118-49905

In the matter of Aoife Smith [Applicant Tenant] and Stephen Tennant Receiver over the certain assets of Aidan Minnock [Respondent Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Respondent Receiver shall pay the sum of €1,250 to the Applicant Tenant within 14 days of the issue of this Determination Order, being damages for breach of Landlord Obligations under s12(1)(a) and (b) of the Residential Tenancies Act 2004, in respect of the tenancy of the dwelling at 7A Rockingham, Newcastle, Co. Wicklow.
2. The Notice of Termination dated the 14th November 2018, served by the Respondent Receiver on the Applicant Tenant, in respect of the tenancy of the above dwelling, is valid.
3. The Applicant 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.
4. The Applicant Tenant shall pay any rent outstanding from the 7th January 2019, at the rate of €900 per month and/or €29.59 per day, unless lawfully varied, and any other charges as set out in the terms of the tenancy agreement for each month/day or part thereof, until such time as she vacates the above dwelling.

This Order was made by the Residential Tenancies Board on 15 March 2019.



Emer Morrissey

Higher Executive Officer

Duly authorised to sign on behalf of the Director