

## **Residential Tenancies Board**

### **Determination Order**

**Ref: DR1120-66186, DR1120-66470**

In the matter of Michal Stryczek [Applicant/Respondent Tenant] and DW Apartments [Respondent/Applicant 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 03 November 2020 by the Respondent/Applicant Landlord on the Applicant/Respondent Tenant in respect of the tenancy of the dwelling at Apartment 1, 12 Harbour Row, Cobh, Co. Cork, P24TE22 is invalid.
2. The Notice of Termination served on 14 November 2020 by the Respondent/Applicant Landlord on the Applicant/Respondent Tenant in respect of the tenancy of the dwelling at Apartment 1, 12 Harbour Row, Cobh, Co. Cork, P24TE22 is valid.
3. The Applicant/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 Order.
4. The Applicant/Respondent Tenants applications in respect of the Respondent/Applicant Landlord's breach of its obligations under the Residential Tenancies Act, 2004 as amended are not upheld.

This Order was made by the Residential Tenancies Board on 31 March 2021.



Ciara Cronin  
Higher Executive Officer  
Duly authorised to sign on behalf of the Director