

## **Residential Tenancies Board**

### **Determination Order**

**Ref: DR1219-59255**

In the matter of Karen Glynn and Stephen Glynn [Applicant Landlords] and Alena Krasnicka and Jan Krasicky [Respondent Tenants] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination with a date-of-service of 02 September 2019 served by the Applicant Landlords on the Respondent Tenants in respect of the tenancy of the dwelling at 4 Rheban Manor, Athy, Co. Kildare, R14 EE98, is valid.
2. The Respondent Tenants, and any other person/s residing in the above dwelling, shall vacate and give up possession of the above dwelling within 28 days of the date of issue of this Order.
3. The Respondent Tenants shall pay the sum of €1,441.92 to the Applicant Landlords, within 21 days of the date of issue of this Order, being rent arrears in respect of the tenancy of the above dwelling.
4. The Respondent Tenants shall also pay any further rent outstanding from 04 February 2020, being the date of the Adjudication Hearing, to the Applicant Landlords, at the rate of €1,300.00 per month or proportionate part thereof at the rate of €42.74 per day, unless lawfully varied, and any other charges 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 them and any other person/s residing therein.
5. The Applicant Landlords shall refund the security deposit of €1,300.00 to the Respondent Tenants, upon the Respondent Tenants vacating and giving up possession of the above dwelling, less any amounts properly withheld in accordance with the provisions of the Act.

This Order was made by the Residential Tenancies Board on 16 March 2020.



**Emer Morrissey**  
**Assistant Director**

Duly authorised to sign on behalf of the Director