

## **Residential Tenancies Board**

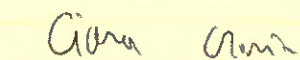
### **Determination Order**

**Ref: DR1221-74271**

In the matter of James Grace, Teresa Grace [Applicant Landlords] and Aleksandra Swiderska, Zbigniew Rosol [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 service date of 27/04/2021 and served by the Applicant Landlords on the Respondent Tenants in respect of the tenancy of the dwelling at 1 Hemingway Court, Moat Commons, Clane, Co. Kildare, W9IV383 is valid.
2. The Respondent Tenants and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 21 days of the date of issue of this Determination Order.
3. The Respondent Tenants shall also pay any further rent outstanding from the 03/03/2022 being the date of the adjudication hearing at the rate of €1,060.00 per month or proportional part thereof at the rate of €34.85 per day and any other charges as set out in the terms of the tenancy agreement for each month or part thereof until such time as the Respondent Tenants vacate the above dwelling.
4. The Applicant Landlords shall refund the entire of the security deposit of €800.00 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 15 June 2022.



Ciara Cronin

Higher Executive Officer

Duly authorised to sign on behalf of the Director