

Residential Tenancies Board

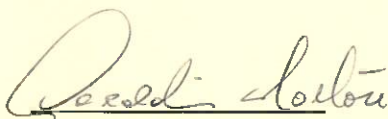
Determination Order

Ref: DR0922-79921

In the matter of Seamus Bergin [Applicant Landlord] and Eleanor Hughes [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 date-of-service of 14th April 2022 served by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at Apartment 9, O'Connell Court, Penrose Lane, Co. Waterford, X91HY45, is valid.
2. The Respondent Tenant, and any other person/s residing in the above dwelling, shall vacate and give up possession of the above dwelling within 14 days of the date of issue of this Determination Order.
3. The Respondent Tenant shall pay the sum of €1,833.00 to the Applicant Landlord, within 28 days of the date of issue of this Determination Order. The said sum of €1,833.00 being rent arrears up to 14th February 2023 in respect of the aforementioned tenancy.
4. The Respondent Tenant shall also pay any further rent outstanding from 14th February 2023, being the date of the (virtual) adjudication hearing, to the Applicant Landlord, at the rate of €750.00 per month or proportional part thereof at the rate of €24.66 per day, unless lawfully varied, together with any other charges provided for under the terms of the tenancy agreement, for each month or part thereof, until such time as the dwelling is vacated by her and by any other current occupant/s.
5. On gaining vacant possession of the dwelling, the Applicant Landlord shall promptly return the €750.00 deposit to the Respondent Tenant, subject to any lawful deductions in respect of rent arrears and/or damage in excess of normal wear and tear.

This Order was made by the Residential Tenancies Board on 15 March 2023.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director