

Residential Tenancies Board

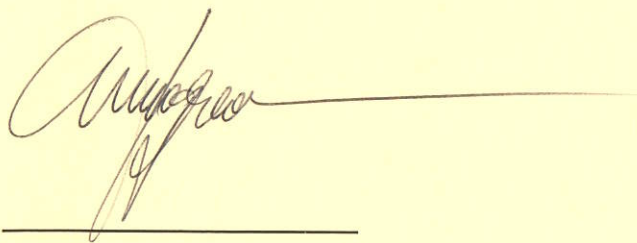
Determination Order

Ref: TR0523-006200/DR0722-78579

In the matter of Jim Kelly [Appellant Landlord] and Tadgh Conway and Roisin Gibbons [Respondent Tenants] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served by the Applicant Landlord on 1 September 2021 on the Respondent Tenants in respect of the tenancy of the dwelling at Oak View, Kilmore, Granagh, Kilmallock, Co. Limerick, V35R623, 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 90 days of the date of issue of this Determination Order.
3. The Respondent Tenants shall also pay any further rent outstanding from 13 September 2023 being the date of the Tribunal hearing, at the rate of €1,075 per month or proportional part thereof at the rate of €35.34 per day, unless lawfully varied, 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 and give up possession of the above dwelling.
4. The Appellant Landlord shall refund the entirety of the security deposit of €1,000.00 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 8 November 2023.

A handwritten signature in dark ink, appearing to read 'Emilia Zagrean', is written over a horizontal line.

Emilia Zagrean
Higher Executive Officer
Duly authorised to sign on behalf of the Director