

Residential Tenancies Board

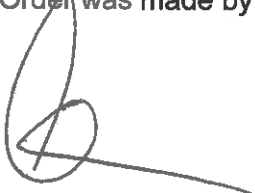
Determination Order

Ref: TR0618-003043/DR0118-40287

In the matter of Emily Cunnane [Appellant Tenant(s)] and Ken Fennell Receiver over certain assets of Olive Jordan, Ken Fennell Receiver over Certain Assets Of Martin Cosgrove [Respondent Landlord(s)] 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 Respondent Landlord on 3 May 2017 on the Appellant Tenant in respect of the tenancy of the dwelling at 2 Radharc Na Sleibhe, Lahardaun, Ballina, Co. Mayo is valid.
2. The Appellant Tenant 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, by the Board
3. The Appellant Tenant shall pay any further rent outstanding from 2 August 2018, being the date of the Tribunal hearing, at the rate of €400.00 per month or proportional part thereof at the rate of €13.15 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 Tenant vacates the above dwelling.
4. The Respondent Landlord shall refund the entire of the security deposit of €400.00 to the Appellant Tenant, upon the Appellant Tenant vacating and giving up vacant 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 the 4th October 2018.



Carolyn O'Brien
Higher Executive Officer
Duly authorised to sign on behalf of the Director