

Residential Tenancies Board

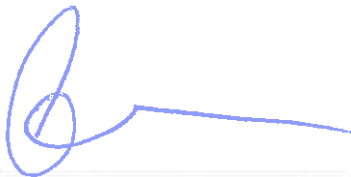
Determination Order

Ref: DR0618-44920

In the matter of Christopher Dardis [Applicant Landlord(s)] and Jonathan Gibbons [Respondent Tenant(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 Applicant Landlord on 8th of May 2018 (incorrectly date the 9th of May 2018) on the Respondent Tenant in respect of the tenancy of the dwelling at Flat 5, 38 Palmerstown Road, Rathmines, Dublin 6 D06 YW68 is valid.
2. The Respondent Tenant and all persons 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 Order.
3. The Respondent Tenant shall pay the total sum of €4,026.03 to the Applicant Landlord, within 14 days of the date of issue of this Order, being rent arrears in respect of the tenancy of the above dwelling.
4. The Respondent Tenant shall continue pay any further rent outstanding from 2nd of July 2018 to the Applicant at the rate of €800 per month or proportionate part thereof at the rate of €26.03 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 he vacates the above dwelling.
5. The Landlord shall refund the entire of the security deposit of €800 to the Respondent Tenant, upon the Respondent 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 9 November 2018.



Carolyn O'Brien

Higher Executive Officer

Duly authorised to sign on behalf of the Director