

## Residential Tenancies Board

### Determination Order

**Ref: TR0719-003837/DR0319-52971**

In the matter of Conor Tiernan [Appellant Tenant] and Finsbury Circle [Respondent Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served on the 30th August 2018 by the Respondent Landlord on the Appellant Tenant in respect of the tenancy of the dwelling at 15 Rutland Place North Dublin 1 is valid.
2. The Appellant Tenant, and any other 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 Order.
3. The Appellant Tenant shall continue to pay rent from the 13th August 2019, being the date of the Tribunal hearing, to the Respondent Landlord, at the rate of €450.00 per month or proportional part thereof at the rate of €14.79 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 he vacates the above dwelling.
4. The Respondent Landlord shall refund the entire of the security deposit of €450.00 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 10 October 2019.



Geraldine Norton  
Higher Executive Officer  
Duly authorised to sign on behalf of the Director