

## Residential Tenancies Board

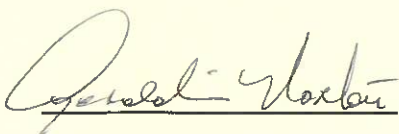
### Determination Order

**Ref: DR1120-66089**

In the matter of Stephen Tennant (In his capacity as receiver over certain assets of Muratib Shah and Saima Muratib in receivership) [Applicant Landlord] and Mark Martley [Respondent Tenant], the Residential Tenancies Board, in accordance with Section 121 of the Residential Tenancies Act, 2004, determines that:

1. The Notice of Termination as served on 06 February 2020 by the Applicant on the Respondent Tenant in respect of the tenancy of the dwelling at 2 Rossdarragh Hill, Ratheven, Portlaoise, Co. Laois, R32H39K is valid.
2. The Notice of Termination as served on 25 September 2020 by the Applicant on the Respondent Tenant in respect of the tenancy of the dwelling at 2 Rossdarragh Hill, Ratheven, Portlaoise, Co. Laois, R32H39K is valid.
3. 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.
4. The Respondent Tenant shall pay the sum of €13,776.38 to the Applicant, within 14 days of the date of issue of this Order, being rent arrears being rent arrears of €13,776.38 due and owing as of 11 June 2021, being the date of the hearing, in respect of the tenancy of the above dwelling.
5. The Respondent Tenant shall also pay any further rent outstanding from 11 June 2021, being the date of hearing, at the rate of €930 per month or proportionate part thereof at the rate of €30.58 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.

This Order was made by the Residential Tenancies Board on 12 January 2022.



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