

Residential Tenancies Board

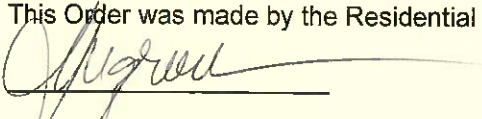
Determination Order

Ref: TR0722-005599/DR0522-77056

In the matter of Margaret O'Malley [Applicant Landlord] and Anthony Corcoran and Helen Corcoran [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 on the Respondent Tenants on 29 March 2022 by the Applicant Landlord in respect of the tenancy in the dwelling at Apartment 1, River View, Main Street, Ballinasloe, County Galway, is valid.
2. The Respondent Tenants, and all persons, residing in the dwelling at Apartment 1, River View, Main Street, Ballinasloe, County Galway, shall vacate and give-up possession of the dwelling within a period of 14 days of the date of issue of this Determination Order.
3. The Respondent Tenants shall pay the total sum of €10,638.06 to the Applicant Landlord, in 15 equal consecutive instalments at a rate of €700 per month on the 28th day of each month, followed by one further instalment of €138.06 in the immediately succeeding month, which instalments are to commence the next month after the issue of this Determination Order. This sum represents rent arrears in respect of the tenancy of the dwelling at Apartment 1, River View, Main Street, Ballinasloe, County Galway.
4. The enforcement of this Determination Order for such payment of €10,638.06 will be deferred and the total sum owing reduced by the cumulative sum paid in the monthly instalments made by the Respondent Tenants to the Applicant Landlord on each due date until such time as the total sum of €10,638.06 has been paid in full.
5. For the avoidance of doubt, any default in the payment of any of the monthly instalments shall act to cancel any further deferral and the balance due at the date of default of any such monthly payment shall immediately become due and owing to the Applicant Landlord.
6. The Respondent Tenants shall continue to pay rent at the rate of €700 per month or proportional part thereof at the rate of €23.01 per day, and any other charges as set out in the terms of the tenancy agreement for each week or part thereof until such a time as the Respondent Tenants and all other persons residing therein vacate the dwelling at Apartment 1, River View, Main Street, Ballinasloe, County Galway.

This Order was made by the Residential Tenancies Board on 19 October 2022.



Emilia Zagrean

Higher Executive Officer

Duly authorised to sign on behalf of the Director