

Residential Tenancies Board

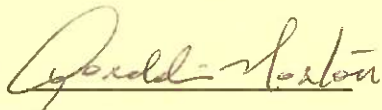
Determination Order

Case Reference: DR0006179

In the matter of David Coughlan, Raven Coughlan (Applicant Tenants) and Richard Adams (Respondent Landlord) the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004 as amended, determines that:

1. The Notice of Termination with a date of service of 27th November, 2025 served by the Respondent Landlord on the Applicant Tenant, in respect of the tenancy of the dwelling at The Old Cottage, Tawnacran, Keenagh Beg, Ballina, Co Mayo, is invalid.
2. The Applicant Tenant shall continue to pay the rent and all other charges pursuant to the lease as they fall due and shall be entitled to continue to occupy the dwelling pursuant to the tenancy, subject to a lawful termination of same.

This Order was made by the Residential Tenancies Board on the 9th of September 2026.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director