

Housing and Property Chamber

First-tier Tribunal for Scotland



Statement of Decision of the First-tier Tribunal for Scotland (Housing and Property Chamber) under section 60(5) of the Housing (Scotland) Act 2006

Chamber Ref: FTS/HPC/RT/19/3068

Title no: REN101913

Flat 1/1, 32 Broomlands Street, Paisley, PA1 2NR ('The Property')

The Parties:-

Zarah Anwar, 1348 Barrhead Road, Glasgow, G53 7DF ('the Landlord').

Renfrewshire Council, Cotton Street, Paisley, PA1 1JD ('Third Party')

Marilyn Murie, Flat 1/1, 32 Broomlands Street, Paisley, PA1 2NR ('the Tenant').

The First-tier Tribunal for Scotland (Housing and Property Chamber) ('the Tribunal') comprising: Jacqui Taylor (Legal Member) and Robert Buchan (Ordinary Member).

1. The Tribunal issued a Repairing Standard Enforcement Order ('RSEO') in respect of the Property dated 13th January 2020 which required the Landlord to:-

1. *Exhibit a valid and compliant Electrical Installation Condition Report (EICR) Certificate.*
2. *Exhibit a valid and compliant Gas Safety Certificate.*
3. *Repair the windows in the two front rooms of the Property to render them wind and water tight.*

2. The Tribunal ordered that the works specified in the RSEO were to be carried out and completed by 15th February 2020.

3. On 10th March 2020 Mr Buchan, the Ordinary member of the Tribunal, carried out a reinspection for the purpose of ascertaining whether the outstanding repairs required by the RSEO had been completed. The reinspection report and relative photographs taken at the reinspection is annexed and executed as relative hereto. The report concluded that the required works had been completed.

4. A copy of the reinspection report was sent to the parties. Marion Maxwell, the Third party representative, confirmed by email dated 13th May 2020 that she agreed with the reinspection report. The Landlord also confirmed by email dated 21st May 2020 that he agreed with the reinspection report.

5. Decision

The Tribunal being satisfied that items 1, 2 and 3 of the RSEO had been satisfactorily completed determined to certify that the terms of the RSEO had been completed.

6. The decision of the Tribunal was unanimous.

7. Appeals

A landlord, tenant or third party applicant aggrieved by the decision of the tribunal may appeal to the Upper Tribunal for Scotland on a point of law only. Before an appeal can be made to the Upper Tribunal, the party must first seek permission to appeal from the First-tier Tribunal. That party must seek permission to appeal within 30 days of the date the decision was sent to them.

Where such an appeal is made, the effect of the decision and of any order is suspended until the appeal is abandoned or finally determined by the Upper Tribunal, and where the appeal is abandoned or finally determined by upholding the decision, the decision and any order will be treated as having effect from the day on which the appeal is abandoned or so determined.

J Taylor

Signed.....
Chairperson

.....Date 3rd June 2020