



Decision with Statement of Reasons of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Section 71 of the Private Housing (Tenancies) (Scotland) Act 2016

Chamber Ref: FTS/HPC/CV/23/2251

Re: Property at 53C Longrow, Campbeltown, Argyll, PA28 6ER (“the Property”)

Parties:

Real Estate Wealth Development Limited, REWD Group HQ, Unit 4 Barons Court, Grangemouth, FK3 8BH (“the Applicant”)

Mr Andrew Allen, 53C Longrow, Campbeltown, Argyll, PA28 6ER (“the Respondent”)

Tribunal Members:

Andrew Upton (Legal Member) and Frances Wood (Ordinary Member)

Decision (in absence of the Respondent)

The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) determined that the Respondent is liable to make payment to the Applicant in the sum of THREE THOUSAND SEVEN HUNDRED AND TWENTY POUNDS AND TWENTY-ONE POUNDS (£3,720.21) STERLING

STATEMENT OF REASONS

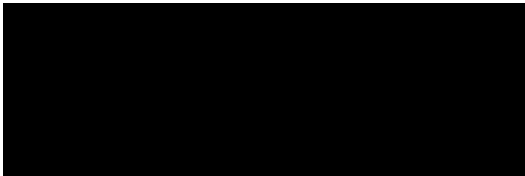
1. This Application called for its Case Management Discussion by teleconference call on 10 October 2023 together with the related Application for eviction (EV/23/2250). The Applicant was represented by Mr Richmond, solicitor. The Respondent was neither present nor represented.
2. In this Application the Applicant seeks a payment order. The Applicant alleges that the Respondent is in arrears of rent in the sum of £3,720.21. Mr Richmond confirmed that the sum claimed remained outstanding.
3. In terms of Rule 17(4) of the First-tier Tribunal for Scotland Housing and Property Chamber Rules of Procedure 2017, the Tribunal may do anything at

a Case Management Discussion that it can do at a Hearing, including make a Decision. In terms of Rule 2, the Tribunal must have regard to the overriding objective to deal with proceedings justly when making any Decision. That includes the need to avoid unnecessary delay.

4. The Respondent has received service of the Application and notification of the CMD. He has chosen not to lodge written representations or to appear to dispute the allegations made against him. In all of the circumstances, the Tribunal is satisfied that the allegations in the Application are not disputed by the Respondent.
5. It follows that the Tribunal is satisfied that the Respondent is in rent arrears, and therefore liable to make payment to the Applicant in the sum, of £3,720.21. The Tribunal granted the payment order in that sum.

Right of Appeal

In terms of Section 46 of the Tribunal (Scotland) Act 2014, a party 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.



Legal Member/Chair

10 October 2023

Date