



**DECISION AND STATEMENT OF REASONS OF JOSEPHINE BONNAR,
LEGAL MEMBER OF THE FIRST-TIER TRIBUNAL WITH DELEGATED
POWERS OF THE CHAMBER PRESIDENT**

**Under Rule 8 of the First-tier Tribunal for Scotland Housing and Property
Chamber Rules of Procedure 2017 ("the Procedure Rules")**

Case Reference: FTS/HPC/EV/24/1005

33 MacKinnon Terrace, Irvine ("the Property")

**Edgar Residential Property Ltd, The Hansen Company, The Old Forge, 28 Field
Road, Clarkston ("the Applicant")**

Pauline Reilly, Steven Reilly, 33 MacKinnon Terrace, Irvine ("the Respondent")

1. The Applicant seeks an order for possession in in terms of Rule 65 of the Procedure Rules and Section 18 of the Housing (Scotland) Act 1988. A tenancy agreement and AT6 Notice with certificate of service were lodged with the application.
2. The Tribunal issued a request for information and documents on 22 March 2024. The Applicant was directed to provide a copy of the Notice to Quit which had been served on the Respondent, with evidence of service, a copy of the section 11 notice sent to the Local authority and to identify the grounds of possession which apply. The Applicant was notified that a failure to respond might result in the application being rejected. The Applicant has not provided a response to the request or to reminders sent on 3 May and 4 June 2024.

Decision

3. After consideration of the application the Legal Member considers that the application should be rejected in terms of Rule 8(1)(c) of the Tribunal Procedure Rules 2017 which states that an application must be rejected if the Tribunal has " good reason to believe that it would not be appropriate to accept the application."

Reasons for Decision

4. Rule 5 of the Procedure Rules states that an application “is held to have been made on the date that it is lodged if, on that date, it is lodged in the manner as set out in rules.....65 to 70..., as appropriate”. In terms of Rules 5(2) and (3) the Chamber President or a Member with delegated powers must assess whether the “mandatory requirements for lodgement have been met” and “may request further documents”. Rule 65 requires an Applicant to lodge a copy of the Notice to quit and a copy of the Section 11 Notice sent to the Local Authority. The Applicant has not lodged a copy of either notice and has failed to provide them in response to requests for further information issued in terms of Rule 5(3) of the Procedure Rules. The Applicant has also failed to identify the grounds of possession that apply.

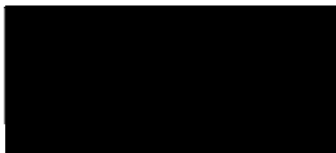
5. As the Applicant has failed to comply with Rules 5 and 65 of the Procedure Rules, the Legal Member is satisfied that there is good reason to believe that it would not be appropriate to accept the application. The application is rejected on that basis.

What you should do now

If you accept the Legal Member’s decision, there is no need to reply.

If you disagree with this decision –

An applicant aggrieved by the decision of the Chamber President, or any Legal Member acting under delegated powers, 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. Information about the appeal procedure can be forwarded to you on request.



Josephine Bonnar, Legal Member
16 July 2024