

Housing and Property Chamber
First-tier Tribunal for Scotland



Re-inspection Photograph Schedule
12 Southgate, Milngavie, Glasgow
G62 6RB

Case Reference: FTS/HPC/RP/24/0332

Date of inspection: 10/12/2024

Time of inspection: 10.00 am

Weather conditions: Dry and clear

Present: Mr Martin McAllister – Legal Member
Mr Nick Allan – Ordinary Member
Mr Raymond Heath – East Dunbartonshire CAB
Ms Julie D’Amour - Tenant



Photo 1 – Front elevation



Photo 2 – Living room window now functioning



Photo 3 – Replaced Balcony surface

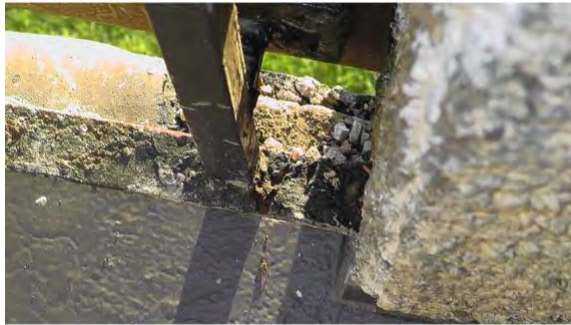


Photo 4 – Tree now removed from Balcony wall



Photo 5 – Unfinished Balcony wall/edge repair



Photo 6 – Unfinished upstand detail at Balcony door



Photo 7 – Unfinished Balcony repair



Photo 8 – Balcony doorstep issue



Photo 9 – New window unit in Bedroom 1



Photo 10 – New window unit in Bedroom 2



Photo 11 – Smoke detector in Living Room



Photo 12 – Smoke detector in Hallway

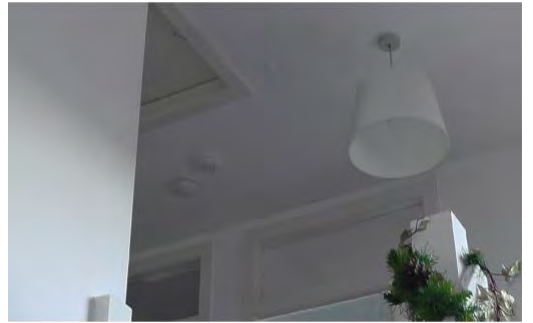


Photo 13 – Smoke detector on Upper Landing



Photo 14 – Faulty cooker unit

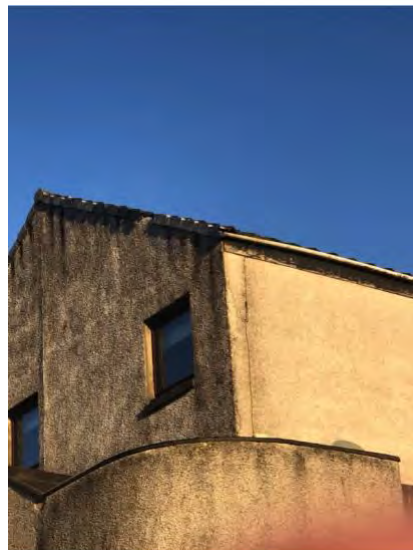


Photo 15 – Missing dry verge + blocked gutter



Photo 16 – Bossed render around Balcony

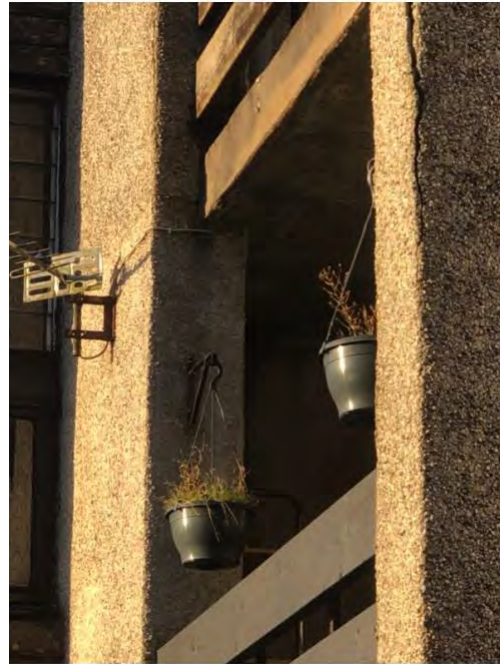


Photo 17 – Bossed render around Balcony

Inspection Notes

1. The Tribunal noted the presence of a current Gas Safety Certificate during its inspection of the Property.
2. The Tribunal noted the presence of smoke alarms in the Living room, Hallway and Upper Landing, together with a heat sensor in the Kitchen. These were tested, and it was noted that each unit was fully functioning and interconnected. Photographs 11,12 & 13 above refer.
3. It was noted by the Tribunal that the door from the Living room leading to the Balcony was now fully functioning, and was capable of being locked.
4. The Tribunal also noted in the Living Room that the window unit had been repaired, and was now fully functioning and lockable. Photograph 2 above refers.
5. The Tribunal noted that the broken floorboard in Bedroom 2 had now been repaired.
6. It was noted by the Tribunal that replacement UPVC window units had been installed in Bedrooms 1 and 2. Photographs 9 & 10 above refer.
7. The Tribunal was advised by the Applicant that a central heating engineer had yet to inspect the property.

Nick Allan FRICS
Surveyor – Ordinary Member
First-tier Tribunal for Scotland -
Housing and Property Chamber – 19th December 2024