

Housing and Property Chamber First-tier Tribunal for Scotland



First-tier Tribunal for Scotland (Housing and Property Chamber)

Rent Relief Order in terms of Section 27 of the Housing (Scotland) Act 2006 (“the Act”)

Chamber Ref: FTS/HPC/RP/23/1893

Re: Property at 0/2, 12, Cresswell Street, Glasgow G12 8BY being the subjects more particularly described as the righthand or eastmost flat on the ground floor of the tenement known as 12 Cresswell Street, Glasgow in Disposition in favour of Mary Russell and others recorded in the Division of the General Register of Sasines (Glasgow) on 27 October 1904 (“the Property”)

The Parties:

Ms. Alexandra Sidorova and Mr. Sean Arnold both residing at the Property (“the Tenants”)

and

Lanero Property Co. Ltd care of Clyde Property Ltd, 8 Busby Road, Clarkston, Glasgow G76 7XL (“the Landlord”) per their agents, Clyde Property Ltd (“the Landlord’s Agents”) and represented by Mitchells Robertson, George House, 36 North Hanover Street, Glasgow , G1 2AD (“ the Landlord’s Solicitors”)

Tribunal Members:

Karen Moore (Chairperson) and Andrew Taylor (Ordinary and Surveyor Member)

NOTICE TO

Lanero Property Co. Ltd care of Clyde Property Ltd, 8 Busby Road, Clarkston, Glasgow G76 7XL (“the Landlord”)

Whereas in terms of its decision dated 28 November 2024 (“the Decision”), the Tribunal determined in terms of Section 26(1) of the Housing (Scotland)

Act 2006 ('the Act') that the Landlord has failed to comply with the Repairing Standard Enforcement Order dated 23 October 2023 and varied on 21 May 2024 ('the RSEO') in relation to the Property, the Tribunal determined to make a Rent Relief Order in terms of Section 27 of the Act, reducing the rent payable in respect of the Property by reducing by £500.00 per month.

The rent reduction will take effect from the date 58 days of the date on which the Decision was sent to the Parties until the RSEO is revoked or discharged.

Rights of Appeal

In terms of section 46 of the Tribunals (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. 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 Rent Relief Order will be effective 28 days from the date on which the appeal is abandoned or so determined

K Moore

Signed

Karen Moore, Chairperson

28 November 2024