



**Decision with Statement of Reasons of the First-tier Tribunal for Scotland
(Housing and Property Chamber) under Section 16 of the Housing Scotland
Act 2014**

Chamber Ref: FTS/HPC/CV/24/4823

**Re: Property at 51 Thornley Avenue, Knightswood, Glasgow, G13 3BX (“the
Property”)**

Parties:

**Mrs Emma Rodger, Mr John Rodger, 11 Tay Avenue, Comrie, Crieff, PH6 2PF
 (“the Applicant”)**

**Miss Clare Toner, 51 Thornley Avenue, Knightswood, Glasgow, G13 3BX (“the
Respondent”)**

Tribunal Members:

Graham Harding (Legal Member)

Decision (in absence of the Respondent)

**The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the
Tribunal”) determined that the Applicant was entitled to an order for payment by
the Respondent to the Applicant in the sum of £12310.00.**

Background

1. By application dated 17 October 2024 the Applicants applied to the Tribunal for an order for payment in respect of alleged rent arrears arising from the Respondent’s tenancy of the property. The Applicants submitted a copy of the tenancy agreement, Form AT5, together with a rent statement and bank statements in support of the application.
2. By Notice of Acceptance dated 18 December 2024 a legal member of the Tribunal with delegated powers accepted the application and a Case Management Discussion (“CMD”) was assigned.

3. Intimation of the CMD was served on the Respondent by Sheriff Officers on 6 March 2025.
4. By email dated 2 April 2025 the Applicants sought to amend the sum claimed to £12310.00.

The Case Management Discussion

5. A CMD was held by teleconference on 24 April 2025. The Applicants attended in person. The Respondent did not attend nor was she represented. The Tribunal being satisfied that proper intimation had been given to the Respondent determined to proceed in her absence.
6. Mr Rodger advised the Tribunal that the rent arrears currently amounted to £12310.00 and asked the Tribunal to allow the sum claimed to be amended to that amount. The Tribunal granted the application to amend.
7. Mr Rodger asked the Tribunal to grant an order for payment in the amended sum of £12310. 00.

Findings in Fact

8. The Respondent owed rent of £12310.00 as at 16 April 2025 and this amount was still outstanding at the date of the CMD.

Reasons for Decision

9. The Tribunal was satisfied from the written representations and documents submitted by the Applicant's representatives together with the oral submissions that the Applicant was entitled to an order for payment by the Respondent in the sum of £12310.00.

Decision

10. The Tribunal finds the applicant entitled to an order for payment by the Respondent to the Applicant in the sum of £12310.00.

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.

G.Harding

Legal Member/Chair

24 April 2025
Date