

**Housing and Property Chamber**  
First-tier Tribunal for Scotland

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**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/24/5044**

**Re: Property at 23 Glenside Crescent, West Kilbride, KA23 9AA (“the Property”)**

**Parties:**

**Highthorne Properties, The Stables, Highthorne, West Kilbride, KA23 9PT (“the Applicant”)**

**Mr Ian Roberts, 23 Glenside Crescent, West Kilbride, KA23 9AA (“the Respondent”)**

**Tribunal Members:**

**Andrew McLaughlin (Legal Member) and Sandra Brydon (Ordinary Member)**

**Decision**

**[1] The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) granted the Application and made a Payment Order in the sum of £10,702.00 in favour of the Applicant against the Respondent.**

**Background**

**[2] The Applicant seeks a payment order for rent arrears said to have been accrued by the Respondent under a tenancy agreement between the parties. The Application is accompanied by a copy of the tenancy agreement and rent statements.**

**The Case Management Discussion**

**[3] The Application called for a Case Management Discussion (“CMD”) by conference call at 10am on 2 June 2025. The Applicant was represented by their Letting Agent, Ms**

Andrea Bell. The Respondent was personally present together with a representative from CHAP, Ms Andrea Gibson.

[4] The Respondent confirmed that he accepted that he had rent arrears in the sum of £10,702.00. The Respondent explained that he lived alone in the Property and that the arrears had arisen as a result of recent marital difficulties.

[5] Having heard from parties, the Tribunal made the following findings in fact.

### **Findings in Fact**

1. *The parties entered into a tenancy agreement whereby the Applicant let the Property to the Respondent on a Short-Assured Tenancy Agreement within the meaning of the Act;*
2. *The Respondent fell into rent arrears;*
3. *The sum of £10,702.00 is resting owed as rent arrears by the Respondent to the Applicant.*

### **Reasons for Decision**

[6] Having made the above findings in fact, the Tribunal granted the Application and made a Payment Order in the sum of £10,702.00 in favour of the Applicant against the Respondent.

### **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.

**Andrew McLaughlin**

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**Andrew McLaughlin**  
Legal Member/Chair

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**2 June 2025**  
Date