

Housing and Property Chamber

First-tier Tribunal for Scotland



Certificate of Completion of Work under Section 60 of the Housing (Scotland) Act 2006 as amended ("the Act")

Chamber Ref: FTS/HPC/RT/19/0942

Title no/Sasines Description: ANG49875

Property Address: 14 Dundonald Street, Dundee DD3 7PW ("the house")

Proprietor: Dreamwave Property Group Ltd, 4 Viewlands Road, Perth
PH11BL ("the landlord")

Alistair Ramsay, 14 Dundonald Street, Dundee DD3 7BW ("the tenant") represented by Stuart Cuthill, City of Dundee Council, Neighbourhood Services, 3 City Square, Dundee DD3 3BA

The First-tier tribunal for Scotland (Housing and Property Chamber) ("the Tribunal") hereby certifies that the work required by the repairing standard enforcement order ("RSEO") relative to the property dated 4 June 2019 has been completed. Accordingly, the said RSEO relative to the property has been discharged

A landlord, tenant or third party applicant 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 decision was sent to them.

In terms of section 63 of the Act, were such an appeal is made, the effect of the decision and of any order is suspended until the finally determined by the Upper Tribunal, and where the appeal is abandoned or finally determined by upholding the decision, the decision and any order will be treated as having effect from the day in which the appeal is abandoned or so determined.

In witness whereof these presents are executed by Mark Thorley legal member of the tribunal, at Edinburgh on 23 May 2025 in the presence of the under noted witness

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M Thorley

Name

Housing and Property Chamber

First-tier Tribunal for Scotland



First-Tier Tribunal for Scotland (Housing Property Chamber)
Statement of Decision: Housing Scotland Act 2006

Chamber Ref: FTS/HPC/RT/19/0942

Title no/Sasines Description: ANG49875

Property Address: 14 Dundonald Street,
Dundee, DD3 7PW ("the
house")

The Parties Dreamwave Property Group
Ltd, 4 Viewlands Road,
Perth, PH1 1BL ("the
landlord")

Alistair Ramsay,
14 Dundonald Street,
Dundee, DD3 7PW ("the
tenant") represented by
Stuart Cuthill, City of Dundee
Council, Neighbourhood
Services, 3 City Square,
Dundee, DD3 3BA ("the third
party applicant")

Tribunal Members:

Mr Mark Thorley (Legal Member)
Mr Angus Anderson (Ordinary Member)

Background

1. On 4 June 2019, an inspection of the property and thereafter a hearing took place.
2. On 18 June 2019, the tribunal issued a decision and made an RSEO requiring certain works to be undertaken.

3. Significant works were undertaken to the internal aspect of the building. A reinspection was carried out on 16 December 2019. It was concluded that the internal repairs to the property had been carried out.
4. A further reinspection was undertaken by the tribunal to determine whether the following works had been undertaken:
 - a. To point the stonework around the front elevation of the crack to deal with the cracks close to the junction with the gable and front elevation.
 - b. To replace missing render of the exposed brickwork and timber lintels visible to the east side of the building.
 - c. To remove vegetation growth to the masonry at the gable and front elevations.
5. An inspection took place on 16 April 2025. It was concluded as follows:
 - a. The pointing to the stonework around the front elevation of the flat and the cracks close to the junction of the gable and front elevation has been partially repointed. Open cracks remain to the lintel above the flat entrance door and to parts of the masonry above the door. The crack to the gable remains open above first floor level.
 - b. The missing render to three upper areas at the gable has been patched in with cement.
 - c. Vegetation growth has been removed from the masonry at the gable and front elevations.
6. The inspection report was forwarded to the parties.
7. The third party applicant confirmed that there was no objection to the removal of the RSEO.
8. No party had requested a hearing.
9. The tribunal concluded that the outstanding works had been undertaken to the property.

Decision of the tribunal

10. In light of the inspection, the tribunal determined that the RSEO has been completed in full.
11. The tribunal therefore decided to issue a Certificate of Compliance in terms of Section 60 of the Act and to cause the same to be registered in the Land Register.

12. No further action on the part of the landlord is required, further to the RSEO.

Right of appeal

A landlord or tenant aggrieved by the decision of the tribunal may seek permission to appeal from the First-Tier Tribunal on a point of law only within fourteen days of the date the decision was sent to them.

M Thorley

