

# Housing and Property Chamber

## First-tier Tribunal for Scotland



### **Certificate of Completion of the First-tier Tribunal for Scotland (Housing and Property Chamber) under section 60(5) of the Housing (Scotland) Act 2006**

#### **CERTIFICATE OF COMPLETION**

**Chamber Ref: FTS/HPC/RT/21/1900**

**31 Dunholm Terrace, Dundee, DD2 4NU being the property described in the Feu Disposition by City of Dundee District Council in favour of Patricia Anderson registered GRS (Angus) 27<sup>th</sup> April 1984 (“the Property”)**

#### **The Parties:-**

**Dundee City Council, Private Sector Services Unit, 5 City Square, Dundee, DD1 3BA (‘The Third Party’)**

**Walmac Property Limited 31 Dunholm Terrace, Dundee, DD2 4NU (“The Landlords”)**

**Nicola McCready residing at 31 Dunholm Terrace, Dundee, DD2 4NU (‘the Tenant’)**

#### **Tribunal Members:**

**Jacqui Taylor (Chairman) and Andrew Murray (Ordinary Member)**

The Tribunal hereby certifies that the works required by the **Repairing Standard Enforcement Order** dated 15<sup>th</sup> March 2022 (‘RSEO’) which required the Landlords to:

1. Carry out such repairs as are necessary to render the electrical installation in a reasonable state of repair and exhibit a valid and compliant EICR Certificate.
2. Repair the central heating system to render in in proper working order including repairing the leak from the hall radiator, replacing the thermostatic control head missing from the hall radiator, repairing the defective radiator in the bedroom and repairing the leak to the front bedroom radiator.
3. Repair or replace the electrical sockets in the living room to render them in proper working order.
4. Repair the kitchen door leading into the hall to render it in proper working order.
5. Repair or replace the kitchen tiles to render them in a reasonable state of

repair.

6. Repair or replace the downlights in the kitchen to render them in a reasonable state of repair and proper working order.
7. Replace the fitted extension lead in the kitchen with a permanent wired socket.
8. Repair the kitchen ceiling to remove the water stain mark.
9. Repair or replace the upper hall electrical socket to render it in proper working order.
10. Repair or replace the on/off switch to the shower works to render it in proper working order.
11. RegROUT the tiles in the shower area to render them in a reasonable state of repair.
12. Repair or replace the sealant around the shower basin to render it in a reasonable state of repair.
13. Replace the damaged tiles in the bathroom.
14. Replace the electrical socket located beside the door of the rear bedroom to render it in proper working order.
15. Repair the front bedroom radiator to render it in proper working order.
16. Repair the steps from the patio to ground level to render them safe.
17. Repair the external lights above the kitchen door to render them in proper working order.
18. Repair the Sky satellite to render it in proper working order.
19. Repair the external paths at-the side and front of the house to render them safe.
20. Repair the boundary fence between the neighbouring property to render it secure and in proper working order.
21. Repair the steps leading from the front gate to the house to render them safe.

Have been **Completed and the RSEO has been discharged.**

### **Appeals**

**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 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 decision and any order will be treated as having effect from the day on which the appeal is abandoned or so determined.**

**In Witness whereof these presents typewritten on this and the preceding two pages are executed by Jacqui Taylor, Solicitor, Chairperson of the Tribunal at Glasgow on 26<sup>th</sup> June 2025 in the presence of the witness Shannon Graham, Bothwell House, Hamilton.**