

Housing and Property Chamber
First-tier Tribunal for Scotland



Decision with Statement of Reasons of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Section 71 of the Private Housing (Tenancies) (Scotland) Act 2016

Chamber Ref: FTS/HPC/CV/24/4634

Re: Property at 1D Glencairn Drive, Coatbridge, ML5 5HE (“the Property”)

Parties:

Mrs Nargis Nawaz, 20 Ochridge Road, Bargeddie, G69 7TH (“the Applicant”)

Mr Grant Raybould, 1D Glencairn Drive, Coatbridge, ML5 5HE (“the Respondent”)

Tribunal Members:

Andrew Upton (Legal Member) and Ann Moore (Ordinary Member)

Decision (in absence of the Respondent)

The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) determined that the Respondent is liable to make payment to the Applicant in the sum of FOURTEEN THOUSAND FIVE HUNDRED AND SIXTY POUNDS (£14,560.00) STERLING in respect of the period up to 4 October 2024.

Statement of Reasons

1. This Application called for its Case Management Discussion, alongside the related application EV/24/2684, by teleconference call on 8 July 2025. The Applicant was represented by Ms Hunter. The Respondent was not present or represented.
2. In this Application, the Applicant seeks payment of £14,560 in respect of rent arrears due by the Respondent up to 4 October 2024 under and in terms of a Private Residential Tenancy Agreement between the parties. Ms Hunter advised that, not only has the Respondent failed to make any payment towards those arrears, he has accrued further arrears since the Application was lodged. This Application does not concern any additional arrears, and the Tribunal is only concerned with the arrears accrued up to 4 October 2024.

3. In terms of Rule 17(4) of the First-tier Tribunal for Scotland Housing and Property Chamber Rules of Procedure 2017, the Tribunal may do anything at a Case Management Discussion that it may do at a Hearing, including make a Decision. In terms of Rule 2, when making a Decision, the Tribunal must have regard to the overriding objective to deal with proceedings justly, including by avoiding unnecessary delay.
4. The Respondent has received notice of the Application and the Case Management Discussion. He has chosen not to lodge written representations to dispute the Application, nor to attend the CMD for the purposes of opposing the order sought. In those circumstances, the Tribunal is satisfied that the Respondent does not dispute that he is liable to make payment to the Applicant in the sum of £14,560 in rent arrears for the period up to 4 October 2024. The Tribunal will therefore make an order for payment in that sum.

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 Upton

8 July 2025

Legal Member/Chair

Date