



**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/24/5164

Re: Property at Flat A 368 Langside Road, Glasgow, G42 8XR (“the Property”)

Parties:

**Southside Lettings (Scotland) Limited, incorporated under the Companies Act
and having their registered office at Southside House, 135 Fifty Pitches Road,
Glasgow, G51 4EB (“the Applicants”)**

**Mr David Moroke, Flat A 368 Langside Road, Glasgow, G42 8XR (“the
Respondent”)**

Tribunal Members:

George Clark (Legal Member) and Elizabeth Williams (Ordinary Member)

Decision (in absence of the Respondent)

**The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the
Tribunal”) determined that the application should be decided without a Hearing
and made an Order for Payment by the Respondent to the Applicants of the sum
of £5,907.61.**

Background

1. By application, dated 8 November 2024, the Applicant sought an Order for Payment in respect of unpaid rent that had become lawfully due by the Respondent to the Applicants. The sum sought was £5,907.61.
2. The application was accompanied by a copy of a Short Assured Tenancy Agreement between the Applicants, as landlords and the Respondent and Ms Nomvula Booi, as tenants, commencing on 29 June 2016, confirmation of the removal of Ms Booi as a tenant dated 15 February 2022 and a Rent Statement showing arrears of £5,907.61 at 29 October 2024. The Applicants also provide copies of Rent Increase Notices effective from 28 June 2020, 28 July 2021, 28 July 2022, 28 August 2023 and 28 August 2024, the current rent being £600.05.

3. On 12 April 2025, the Tribunal advised the Parties of the date and time of a Case Management Discussion, and the Respondent was invited to make written representations by 3 May 2025. The Respondent did not make any written representations to the Tribunal.
4. On 7 July 2025, the Applicants provided an updated Rent Statement showing arrears at 1 July 2025 of £7,608.71.

Case Management Discussion

5. A Case Management Discussion was held by means of a telephone conference call on the morning of 22 July 2025. The Applicants were represented by Miss Bernadette Baxter of Mellicks, solicitors Glasgow. The Respondent was not present or represented.
6. Miss Baxter told the Tribunal that, whilst the most recent Rent Statement showed arrears were now £7,607.71, the Applicants were seeking an Order for the amount stated in the application, as no formal motion had been made to the Tribunal to amend the application.

Reasons for Decision

7. Rule 17 of the First-tier Tribunal for Scotland Housing and Property Chamber (Procedure) Regulations 2017 provides that the Tribunal may do anything at a Case Management Discussion which it may do at a Hearing, including making a Decision. The Tribunal was satisfied that it had before it all the information and documentation it required to enable it to decide the application without a Hearing.
8. The Tribunal was satisfied that the sum sought had become lawfully due by the Respondent to the Applicants.
9. The Tribunal's Decision was unanimous.

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.

George Clark

22 July 2025
Date