

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)**

Chamber Ref: FTS/HPC/CV/25/1107

Re: Property at Flat 1/1 280 George Street, Glasgow, G1 1QX (“the Property”)

Parties:

**Mactaggart & Mickel Homes LTD, 1 Atlantic Quay, 1 Robertson Quay, Glasgow,
G2 8BJ (“the Applicant”)**

**Mr Paul Mcaulay, 50 Forgehill Crescent, Coatbridge, ML5 4SY (“the
Respondent”)**

Tribunal Members:

Virgil Crawford (Legal Member)

Decision (in absence of the Respondent)

**The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the
Tribunal”) determined that**

BACKGROUND

1. By Lease dated 11th September 2023 the Applicant let the Property to the Respondent.
2. Rent was payable at the rate of £2,650.00 per calendar month.
3. The Respondent fell into arrears of rent. Thereafter, he vacated the Property, bringing the tenancy to an end.
4. As at the date of termination of the tenancy, arrears of rent amounted to £12,886.50.
5. The Applicant thereafter presented an application to the Tribunal seeking an order for payment in the sum of £12,886.50.

THE CASE MANAGEMENT DISCUSSION

6. The Applicant was represented by Miss A Condron of DJ Alexander Lettings Ltd. The Respondent did not participate in the case management discussion. The tribunal was, however, was in receipt of a certificate of intimation by Sheriff Officers confirming that the proceedings had been intimated upon the Respondent. In the circumstances, the Tribunal was satisfied in terms of Rule 24 of the First Tier Tribunal for Scotland Housing and Property Chamber (Procedure) Regulations 2017 (“the FTT Regs”) that the Respondent had received intimation of the date and time of the Case Management Discussion and considered that it was appropriate to proceed with the Case Management Discussion in the absence of the Respondent in accordance with Rule 29 of the FTT regs.
7. In the absence of the Respondent, and in the absence of any submissions being placed before the Tribunal to challenge the information provided in relation to the outstanding arrears of rent, the Tribunal granted an order for payment in the sum £12,886.50.

DECISION

The Tribunal granted an order against the Respondent for payment of the sum of TWELVE THOUSAND EIGHT HUNDRED AND EIGHTY SIX POUNDS AND FIFTY PENCE (£12,886.50) STERLING to the Applicant.

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.

Virgil Crawford

Legal Member/Chair

25 August 2025

Date