

Housing and Property Chamber First-tier Tribunal for Scotland



Property Factor Enforcement Order

Chamber Ref: FTS/HPC/PF/25/1800 and FTS/HPC/PF/25/1801

Re: Property at Flat 1/1, 36 Budhill Avenue, Glasgow G32 0PN (“the Property”)

Parties:

Mr Scott Miller, Flat 1/1, 36 Budhill Avenue, Glasgow G32 0PN (“the homeowner”)

James Gibb Residential Factors, a trading name of James Gibb Property Management Limited, incorporated in Scotland (SC299465) and having their registered office at 3rd Floor, Red Tree Magenta, 270 Glasgow Road, Rutherglen, Glasgow G73 1UZ (“the property factors”)

Tribunal Members:

George Clark (Legal Member) and Nick Allan (Ordinary Member)

The Tribunal hereby makes the following Property Factor Enforcement Order (“PFEO”):

Within one month of the communication to the property factors of the PFEO, the property factors shall pay to the homeowner the sum of £250 by way of compensation for the property factors’ failure to comply with OSP11 of the Property Factor Code of Conduct effective from 16 August 2021 and their failure to comply with the property factor’s duties.

George Clark

Signed

Date: 16 February 2025

Chairperson