



Rejection of Application: Notification of decision under Section 28A(3) of the Housing (Scotland) Act 2006 (“The Act”)

Reference within this Notice to “regulations” refers to The First-tier Tribunal for Scotland Housing and Property Chamber (Procedure) Regulations 2017. Reference to “rules” refer to The First-tier Tribunal for Scotland Housing and Property Chamber Rules of Procedure 2017 in schedule 1 of the said regulations

Ref FTS/HPC/RE/25/5037

HOUSE AT 32 Annandale View, Crosshouse, East Ayrshire, KA2 0ER

TENANT Mr Paul Catterson, Ms Karoline Collatin

LANDLORD Mr John Collatin, 22 Garden Street, Tarbolton, South Ayrshire, KA5 5QY

LANDLORD REPRESENTATIVE <INSERT LANDLORD REP NAME>, <INSERT LANDLORD REP ADDRESS>

As the member asked to decide on the application for access by the landlord to the property, detailed above, I am writing to advise of that decision.

The Landlord’s application consists of all documents received (on/between) 24 November 2025 and 7 March 2026. I have concluded that no further information is required before a decision can be made. After considering the application, taking into account the terms of Section 28A(3) of the Act, I have decided that the application should be rejected.

The grounds for rejection are listed in rule 8 (1) of schedule 1 of the regulations as follows:

8.—(1) The Chamber President or another member of the First-tier Tribunal under the delegated powers of the Chamber President, must reject an application if—

(a) they consider that the application is frivolous or vexatious;

(b) the dispute to which the application relates has been resolved;

(c) they have good reason to believe that it would not be appropriate to accept the application;

(d) they consider that the application is being made for a purpose other than a purpose specified in the application; or

(e) the applicant has previously made an identical or substantially similar application and in the opinion of the Chamber President or another member of the First-tier Tribunal, under the delegated powers of the Chamber President, there has been no significant change in any material considerations since the identical or substantially similar application was determined.

I consider that in this case the application is to be rejected on the following ground:

(c) they have good reason to believe that it would not be appropriate to accept the application;

The reason for rejection under this ground is: the landlord has advised that the keys have been returned and the property has been secured.

In terms of Section 28A(8) of the Act this decision of the member is final.

Gerard Darroch

Member
First-tier Tribunal for Scotland (Housing and Property Chamber)