



**Decision of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Regulations 9 and 10 of the Tenancy Deposit Schemes (Scotland) Regulations 2011 (“the Regulations”) and Rule 103 of The First-tier Tribunal for Scotland Housing and Property Chamber (Procedure) Regulations 2017 (“the Rules”).**

**Chamber Ref: FTS/HPC/PR/25/3913**

**Re: Property at 196 Lamond Drive, St Andrews, Fife, KY16 8RR (“the Property”)**

**Parties:**

**Mr Fraser Laing, 1 Dykedale, Dunblane, Perthshire, FK150DH (“the Applicant”)**

**Mrs Janet Finlay, 30 Hepburn Gardens, St Andrews, KY16 9DF (“the Respondent”)**

**Tribunal Members:**

**Karen Moore (Legal Member)**

**Decision (in absence of the Applicant)**

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

**Background**

1. By application received on 12 September 2025 (“the Application”), the Applicant, Mr. Laing, applied to the Tribunal for an Order in terms of Regulation 10 of Tenancy Deposit Schemes (Scotland) Regulations 2011 (“the Regulations”).
2. The Application comprised a copy of a tenancy agreement between the Parties and another person with an entry date of 1 September 2024, copy receipt for payment of a tenancy deposit of £360.00 and copy correspondence from the approved schemes showing that the deposit was not lodged within the statutory time limit.

3. The Application was accepted by the Tribunal and a Case Management Discussion (the “CMD”) was fixed for 17 March 2026 at 11.30 by telephone conference and intimated to the Parties. Prior to the CMD, the Respondent, Mrs. Finlay, lodged written representations.

#### **CMD**

4. The CMD took place on 17 March 2026 at 11.30 by telephone conference. The Applicant, Mr. Laing, did not take part and was not represented. He did not submit written representations. The Respondent, Mrs. Finlay took part.
5. As Mr. Laing was not present, the Tribunal could not be certain that he intended to proceed with the Application or had abandoned it. Accordingly, the Tribunal dismissed the Application without Order.

#### **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.**

# K Moore

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Legal Member/Chair

17 March 2026  
Date