



**Inspection Photograph Schedule**  
**46 Sandyknowles Road,**  
**Cumbernauld**  
**G67 2PG**

**Case Reference:** FTS/HPC/RP/25/3688

**Date of inspection:** 26/03/2026

**Time of inspection:** 10.00 am

**Weather conditions:** Dry and overcast

**Present:** Ms Sarah O'Neill – Legal Member  
Mr Nick Allan – Ordinary Member  
Mrs Oluwakemi Awotunde - Landlord



Photo 1 – Front Elevation



Photo 2 – Failed sealed glazing unit in Bedroom

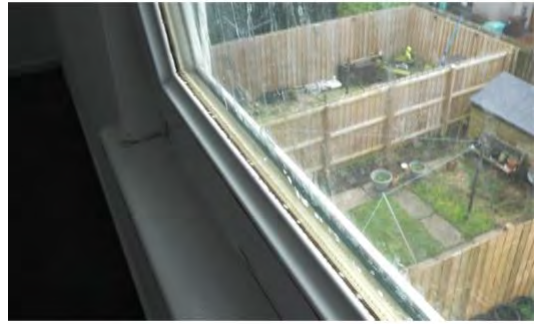


Photo 3 – Failed sealed glazing unit in Bedroom



Photo 4 – Failed sealed glazing unit in Bedroom



Photo 5 – Failed sealed glazing unit in Bedroom



Photo 6 – Failed sealed glazing unit in Living room



Photo 7 – Failed sealed glazing unit in Kitchen



Photo 8 – Exposed plywood on rear elevation



Photo 9 – Exposed plywood on rear elevation



Photo 10 – Cladding/Render joint exposed to rain



Photo 11 – Poorly sealed cladding/render joint



Photo 12 – Dampness and mould issues



Photo 13 – Mould on ceiling



Photo 14 – Mould on skirtings



Photo 15 – Mould and dampness issues



Photo 16 – Mould and dampness issues



Photo 17 – Severely damp section of L/R wall



Photo 18 – Heat sensor in Kitchen

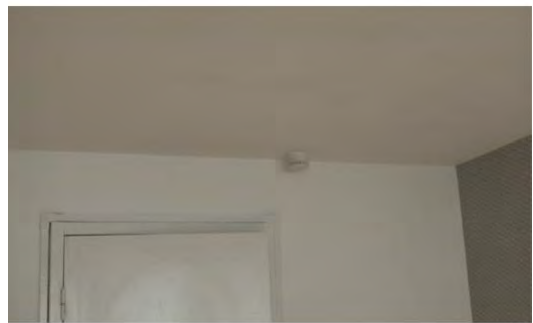


Photo 19 – Smoke alarm in Livingroom

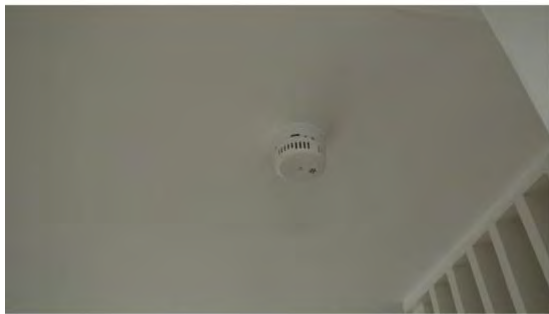


Photo 20 – Smoke alarm on mid landing



Photo 21 – Cracked render behind dish

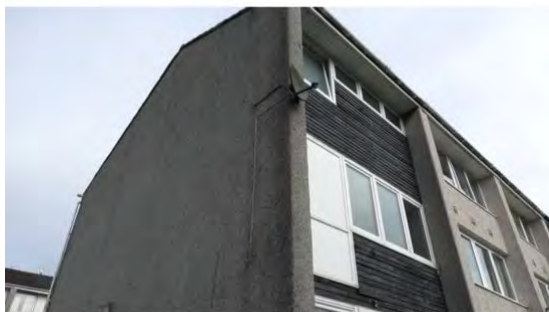


Photo 22 – Rainwater stains on render at gable corner



Photo 23 – Crude mortar repairs to ridge + verge



Photo 24 – Missing mortar + visible holes at verge



Photo 25 – Rear elevation

### **Inspection notes**

- The Tribunal noted the presence of a heat sensor in the Kitchen and smoke alarms in the Living room, Hall and top floor Landing. These were tested and all are interconnected in accordance with Scottish Government guidelines. The Tribunal noted the absence of a smoke detector on the first floor Landing.

Nick Allan FRICS  
Surveyor – Ordinary Member  
First-tier Tribunal for Scotland  
(Housing and Property Chamber)  
10<sup>th</sup> April 2026