



**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/26/0170**

**HOUSE AT Flat 13, 5 Kilpatrick Grove, 1-9 Kilpatrick Grove, Edinburgh, EH6  
5FS**

**LANDLORD Citra Living Properties (No.1) Limited (100), 25 Gresham Street,  
London, EC2V 7HN**

**LANDLORD REPRESENTATIVE Lomond Property Lettings Limited, 24 Mount  
Street,, Manchester, M2 3NX**

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) 13 January 2026 and 21 April 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 reason for rejection under this ground is:**

The applicant failed to provide further appropriate evidence of communication issued to the tenant requested by the Tribunal on 23 April 2026

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

**S.Brydon**

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

**8 May 2026**