



Decision with Statement of Reasons of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Section 71(1) of the Private Housing (Tenancies) (Scotland) Act 2016

Chamber Ref: FTS/HPC/CV/26/0749

Re: Property at 15K Gladstone Street, Glasgow, G4 9PJ (“the Property”)

Parties:

Mr Javed Ali, 74 Fergus Drive, Glasgow, G20 6AP (“the Applicant”)

Mr Iain Glen, address unknown (“The Respondent”)

Tribunal Members:

Hilary Macandrew (Legal Member) and Jane Heppenstall (Ordinary Member)

Decision in absence of the Respondent

The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) issued an order for payment in the sum of Eight Thousand Five Hundred Pounds (£8,500)

1) Background

- 1.1 The Applicant is seeking a Civil Order for payment of £8500 in respect of unpaid rent at the end of the Tenancy. The tenancy ended on 1st June 2026, when the Respondent removed from the property. An Application made by the Applicant for the Eviction of the Respondent (FTS/HPC/EV26/0784) (‘the eviction application’) had been submitted and was to be heard at the same time.
- 1.2 The tenancy commenced on 1 February 2024 at a monthly rental of £600.
- 1.3 The Applicant had lodged Form F on 13th February 2026. The Application was accepted on 5th May 2026. The Applicant lodged the following documents in

support of the application ; A Tenancy Agreement, a Rent Statement and copy correspondence between the Applicant and Respondent addressing the rent arrears prior to the Application being submitted.

- 1.4 The Application was served on the Respondent by advertisement on the Tribunal website.
- 1.5 A Case Management Discussion (CMD) took place on 2nd September 2026 by teleconference. The Applicant took part personally. The Respondent was absent.
- 1.6 The Applicant advised the Tribunal at the outset of the CMD that the Tenant had removed on 1st June 2026 and therefore the Eviction application was withdrawn.
- 1.7 The Applicant sought a Payment order of £8500 in respect of unpaid rent. He was able to demonstrate from the rent statement that rent (less £500) had been unpaid for 15 months leaving a balance of rent due of £8500.
- 1.8 The Tribunal noted that the Applicant had engaged with the Respondent regarding the rent arrears, as shown in the copy correspondence between the parties prior to the Application being lodged. Notwithstanding this engagement, rent arrears accrued.

2) The Decision and Reasons

- 2.1 The Tribunal made an order in the sum claimed namely Eight Thousand Five Hundred Pounds (£8500).
- 2.2 The Tribunal was satisfied from the vouching provided at the CMD and submission by the Applicant that the sum sought was rent lawfully due in terms of the Tenancy Agreement.

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.

Hilary MacAndrew

H Macandrew

2nd September 2026

Legal Member/Chair

Date