



Decision with Statement of Reasons of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Section 33 of the Housing (Scotland) Act 1988 and Rule 66 of the First Tier Tribunal for Scotland (Housing and Property Chamber) (Procedure) Regulations 2017

Chamber Ref: FTS/HPC/CV/26/1364

Re: Property at 3 Heritage View, Coatbridge, ML5 1QA (“the Property”)

Parties:

Mrs Caroline Travers, 20 Arthur Avenue, Airdrie, ML6 9EZ (“the Applicant”)

Ms Margaret Cameron, 3 Heritage View, Coatbridge, ML5 1QA (“the Respondent”)

Tribunal Members:

Hilary Macandrew (Legal Member) and Robert Buchan (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 Five Thousand Three Hundred Pounds (£5,300)

1) Background

- 1.1 The Applicant is seeking a Civil Order for payment of £5300 in respect of unpaid rent.
- 1.2 By Tenancy Agreement dated 5th April 2012, the Respondent agreed to lease the property and pay rent in the sum of £400 per calendar month.
- 1.3 The Applicant had lodged Form F on 24th February 2026. The Application was accepted on 28th April 2026. The Applicant lodged the following documents in support of the application ; A Tenancy Agreement, AT5, Notice to Quit, Section

33 Notice, Section 11 letter , a rent statement showing a balance of unpaid rent of £2900 at the time the Application was made and an updated rent statement showing a balance of unpaid rent of £5300 as at August 2026.

- 1.4 The Application and notification of the Case Management Discussion was served on the Respondent by Sheriff Officers on 30th July 2026.
- 1.5 A Case Management Discussion (CMD) took place on 4th September 2026 by teleconference. The Applicant did not take part but was represented by Ms Hazley. The Respondent was absent.
- 1.6 The Applicant had lodged an amended rent statement on 21st August 2026 which had been crossed over to the Respondent. It disclosed outstanding rent of £5300. Ms Hayslie sought to amend the sum claimed from £2900 to £5300. The Applicant sought a Payment order of £5300 in respect of unpaid rent. Ms Hayslie was able to demonstrate from the rent statement that rent had been consistently in arrears and no rent at all had been paid since January 2026.
- 1.7 The Tribunal noted that the Respondent was not engaging with the Applicant. She had contacted a family member to say she was seeking alternative accommodation and required an Eviction Order.

2) The Decision and Reasons

- 2.1 The Tribunal made an order in the amended sum of Five Thousand Three Hundred Pounds (£5300)
- 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.

Legal Member H Macandrew

Date 4th September 2026