



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

Chamber Ref: FTS/HPC/CV/18/3515

Re: Property at 44 Belhaven Road, Hamilton, ML3 9RR (“the Property”)

Parties:

Mr William White, 9 Grosvenor Close, Tidworth, SP9 7GL (“the Applicant”)

Ms Laura Murray, 44 Belhaven Road, Hamilton, ML3 9RR (“the Respondent”)

Tribunal Members:

Nairn Young (Legal Member)

Decision (in absence of the Respondent)

The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) determined that

- Background

This is an application for an order for payment in relation to alleged arrears of rent owed by the Respondent to the Applicant in terms of a private residential tenancy at the Property. It called for a case management discussion at 2pm on 7 March 2018. The Applicant was not present in person, but was represented by Ms Barclay of Happy Lets Ltd.. The Respondent was not present or represented.

- Findings in Fact

1. The Respondent rents the Property from the Applicant in terms of a private residential tenancy, with a start date of 2 July 2018 (‘the tenancy agreement’). In terms of the tenancy agreement, the Respondent should pay £575 in rent on the second day of each month, beginning on the start date..
2. As of 2 March 2019, the Respondent had paid £2,368.75 in rent since the start of the tenancy. In terms of the tenancy, she owed £5,175 for the same period. She therefore owes the Applicant £2,806.25 in arrears.

- Reasons for Decision
3. As the Respondent owes the Applicant the sum of £2,806.25, an order for payment of that sum should be made.
- Decision

Order granted for payment by the Respondent to the Applicant of the sum of £2,806.25 (TWO THOUSAND EIGHT HUNDRED AND SIX POUNDS AND TWENTY-FIVE PENCE STERLING).

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.

N. Young

Legal Member/Chair

7 MARCH 2019

Date