



**Decision with Statement of Reasons of the First-tier Tribunal for Scotland
(Housing and Property Chamber) under Section 16 of the Housing (Scotland)
Act 2014**

Chamber Ref: FTS/HPC/CV/19/3150

Re: Property at 39 Stevenson Street, Grangemouth, FK3 8QZ (“the Property”)

Parties:

**Mr Gurmit (known as Sonny) Kareer and Mrs Seema Kareer, 15 Ventnor Road
South, Leicester, LE2 3RL (“the Applicant”)**

**Mr David Abram and Mrs Annabel Abram, 39 Stevenson Street, Grangemouth,
FK3 8QZ (“the Respondent”)**

Tribunal Members:

George Clark (Legal Member)

Decision (in absence of the Respondent)

**The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the
Tribunal”) determined that the application should be determined without a
Hearing and made an Order for Payment by the Respondent to the Applicant of
the sum of £3,731.40.**

By application, received by the Tribunal on 4 October 2019, the Applicant sought an Order for Payment in respect of unpaid rent that had become lawfully due by the Respondent to the Applicant. The sum sought was £3,731.40.

The application was accompanied by a Rent Statement showing arrears as at 1 October 2019 of £3,731.40, the last payment having been made on 31 May 2019. At the request of the Tribunal, the Applicant provided a copy of a signed Tenancy Agreement between the Parties, commencing on 25 September 2015 at a rent of £450 per month.

On 22 November 2019, the Tribunal advised the Parties of the date, time and venue for a Case Management Discussion and the Respondent was invited to make written representations by 13 December 2019. The Respondent did not make any written representations to the Tribunal.

Case Management Discussion

A Case Management Discussion was held at Wallace House, Maxwell Street, Stirling, on the afternoon of 6 January 2020. The Applicant was represented by Mr David Aiton of Sinclair Services, Kinross. The Respondent was not present or represented. The Applicant's representative advised that no rental payments had been received since the date of the application and asked the Tribunal to make an Order for Payment without a Hearing.

Reasons for Decision

Rule 17 of the First-tier Tribunal for Scotland Housing and Property Chamber (Procedure) Regulations states that the Tribunal may do anything at a Case Management Discussion which it may do at a Hearing, including making a Decision. The Tribunal was satisfied that it had before it all the information and documentation it required and that it would determine the application without a Hearing.

The Tribunal was satisfied that the amount sought in the application was lawfully due by the Respondent to the Applicant.

Decision

The Tribunal determined that the application should be determined without a Hearing and made an Order for Payment by the Respondent to the Applicant of the sum of £3,731.40.

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.

George Clark

Legal Member/Chair

6 January 2020

Date