



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/23/0457

Re: Property at 17 MILLSIDE TERRACE, PETERCULTER, ABERDEEN, AB14 0WB (“the Property”)

Parties:

Mr Bruce Pirie, Mrs Brenda Pirie, 2 Airyhall Gardens, Aberdeen, AB15 7QL (“the Applicant”)

Mr Blair Geddes, UNKNOWN, UNKNOWN (“the Respondent”)

Tribunal Members:

Andrew McLaughlin (Legal Member)

Decision (in absence of the Respondent)

The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) granted a Payment Order against the Respondent in the sum of £1,966.53.

Background

The Applicants seek a Payment Order for rent arrears said to have been accrued by the Respondent under a tenancy between the parties. The Application is accompanied by a copy of the tenancy agreement and rent statement.

The Case Management Discussion

The Application called for a Case Management Discussion (CMD) by conference call at 10 am on 10 July 2023. The Applicants were personally present. There was no

appearance by or on behalf of the Respondents. The Application and information about how to join the conference call had been served on the Respondent by advertisement on the Tribunal's website, as his whereabouts could not reasonably be established. Having heard from the Applicants and having considered all the documentation before it, the Tribunal made the following findings in fact.

Findings in Fact

- I. *The parties entered into a tenancy agreement whereby the Applicants let the Property to the Respondent on a Private Residential Tenancy Agreement that commenced on 30 November 2018;*
- II. *The contractual monthly rent was £445;*
- III. *The Respondent fell into rent arrears and the sum of £1,966.53 remains lawfully due as rent arrears to the Applicants by the Respondent but remains unpaid.*

Reasons for Decision

Having made the above findings in fact, the Tribunal granted a Payment Order against the Respondent in the sum of £1,966.53

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.

Andrew McLaughlin

Legal Member/Chair

10 July 2023

Date