

Housing and Property Chamber
First-tier Tribunal for Scotland



**Notice in terms of Section 28A (5) of a Decision to Assist the Landlord under
Section 28A (3) of the Housing (Scotland) Act 2006 (“The Act”)**

Ref. FTS/HPC/RE/18/0631

HOUSE AT: 77 Pilton Avenue,
Edinburgh,
EH5 2HR

TENANT: Eddie Spence

LANDLORD: Mactaggart & Mickel Homes Ltd.,
Atlantic Quay,
1 Robertson Street,
Glasgow,
G2 8JB

**LANDLORD
REPRESENTATIVE:** D.J. Alexander Lettings Ltd.,
1 Wemyss Place,
Edinburgh,
EH3 6DH

PERSON THE LANDLORD INTENDS TO AUTHORISE TO ENTER THE HOUSE:

- **Graham Wilson, Property Manager, D.J. Alexander Lettings Ltd.**

As the Member allocated to decide on the application made by the landlord for entry to the property detailed above, I have considered the application paperwork which comprises documents received between 16 March 2018 and 03 April 2018. I have concluded that no further information is required before a decision in terms of Section 28A (3) of the Act can be made and have decided to assist the landlord in exercising its right of entry to the house.

The landlord is seeking entry to the house for the purpose of:

- **viewing its state and condition for the purpose of determining whether the house meets the repairing standard**

I am now seeking to arrange a suitable time for the landlord to exercise its right of entry under Section 181(4).

A form is enclosed for all parties to supply suitable dates (with times if appropriate) to me. It should be returned within 14 days beginning with the date of receipt of this notice.

If the tenant fails, or refuses, to respond within the period given above, or fails to agree a suitable date and time for the landlord to exercise its right of entry, then I may fix a date and time for the landlord to enter.

The tenant may, within the period given above, make representations in writing to me as to why it is inappropriate or unnecessary for the landlord to exercise the landlord's right of entry under section 181 (4).

The tenant will receive with this notice a form to complete for the purpose of supplying representations. If representations are made by the tenant, I will consider these and advise both parties of my decision.

C Campbell

Colin M. Campbell

Member
First-tier Tribunal for Scotland (Housing and Property Chamber)

24 April 2018