



Confirmation of refusal/ lack of access following a Decision to Assist the Landlord under Section 28A(3) of the Housing (Scotland) Act 2006 (“The Act”)

Ref FTS/HPC/RE/18/2844

HOUSE AT 25 Balmore Drive, Hamilton, ML3 8DB

TENANT Ms Darcey Carrigan

LANDLORD Turing Properties Investment Limited, Milton House, 33a Milton Road, Hampton, Middlesex, TW12 2LL

LANDLORD REPRESENTATIVE TCH Law Solicitors, 29 Brandon Street, Hamilton, ML3 6DA

NAME OF AUTHORISED PERSONS- Donna Hanlon, Letting Agent and Robert Sale, Heating and Plumbing Engineer

As the Member deciding on the above application for entry by the landlord, I confirm that attempts have been made to assist the landlord in exercising their right of entry to the house under section 181(4) of the Act.

The attempts involved the following:

notification of the application made under section 28 A(1) on the tenant dated 10 October 2018;

intimation on tenant and landlord of decision to assist the landlord dated 20 November 2018;

no representations were received from tenant on the application;

consideration of further information, in the form of a letter from the landlord’s representative, dated 28 November 2108 advising that they wish to inspect the condition of the property and carry out safety checks;

setting of a date and time by the panel member for the landlord to exercise the said right, that date and time being 4/1/19;

notification by the Chamber of that date and time to the tenant and landlord on 20 November 2018;

receipt by the tenant of this notification is evidenced by signed for mail receipt.

I confirm that I observed the lack of access on Friday 4 January 2019 at 9.30am.

Elaine Munroe

Member

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