

# **Housing and Property Chamber**

## **First-tier Tribunal for Scotland**

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**First-tier tribunal for Scotland (Housing and Property Chamber)**

**Rent Relief Order: Housing (Scotland) Act 2006 Section 27**

**Reference number: FTS/HPC/RT/22/2723**

**Re: Property at 36 Patrickbank Wynd, Elderslie, Johnstone, Renfrewshire, PA5 9US ("the Property")**

**Title Number: REN118767**

**The Parties:**

**Renfrewshire Council, Communities and Housing Department, Renfrewshire House, Cotton Street, Paisley, PA1 1HD ("The applicant")**

**Mr Christopher Francis Davies and Sharon Davies, residing together at 134 Sutton Avenue, Newcastle, Silverdale, ST5 6TB ("the Landlords")**

**Interested Party:**

**Lisa Lochrie, residing at 36 Patrickbank Wynd, Elderslie, Johnstone, Renfrewshire, PA5 9US ("the Tenant")**

**Tribunal Members:**

**Paul Doyle (Legal Member)**

**Lori Charles (Surveyor Member)**

**NOTICE TO Mr Christopher Francis Davies and Sharon Davies, residing together at 134 Sutton Avenue, Newcastle, Silverdale, ST5 6TB ("the Landlords")**

Whereas in terms of their decision dated 26 January 2023, the First-tier Tribunal for Scotland ("the tribunal") determined in terms of Section 26(1) of the Housing (Scotland) Act 2006 (the "said Act") that the Landlord has failed to comply with the Repairing Standard Enforcement Order in relation to the house made by the Tribunal.

The tribunal determined to make a Rent Relief Order in terms of Section 27 of the said Act reducing the rent payable under the tenancy for the house by an amount of 30%

of the rent which would, but for the order, be payable. The rent reduction will take effect 28 days after the last date on which the decision to make the Rent Relief Order may be appealed under section 64 of the said Act.

**A landlord, tenant or third party applicant aggrieved by the decision of the tribunal may seek permission to appeal from the First-tier Tribunal on a point of law only within 30 days of the date the decision was sent to them.**

Where such an appeal is made, the effect of the decision and of any order is suspended until the appeal is abandoned or finally determined by the Upper Tribunal, and where the appeal is abandoned or finally determined by upholding the decision, the decision and any order will be treated as having effect from the day on which the appeal is abandoned or so determined.

**P Doyle**

Legal member of the tribunal

Dated: 2 June 2023