

Housing and Property Chamber
First-tier Tribunal for Scotland



REPAIRING STANDARD ENFORCEMENT ORDER

Chamber Ref: FTS/HPC/RP/21/2837

Re: Property at 6 Cardross Park Mansion, Cardross, Dumbarton G82 5QH registered in the Registers of Scotland under Title Number DMB73688 (“the Property”)

The Parties:

Mr. and Mrs. Rahim and Kirsteen Frikha residing at 6 Cardross Park Mansion, Cardross, Dumbarton G82 5QH (“the Tenants”)

Mr. and Mrs. Iain Stuart and Bernadette Jardine (“the Landlords”) care of Caledonia Bureau Ltd., 130-132, High Street, Dumbarton, G82 1PQ

Notice to Landlord and Registered Proprietors

Mr. and Mrs. Iain Stuart and Bernadette Jardine (“the Landlords”) care of Caledonia Bureau Ltd., 130-132, High Street, Dumbarton, G82 1PQ

Whereas in terms of its decision dated 1 February 2022, the First-tier Tribunal for Scotland determined that the Landlords had failed to comply with the duty imposed by Section 14 (1)(b) of the Housing (Scotland) Act 2006 and, in particular, that the Landlords had failed to comply in respect of Sections 13(1)(a) and 13(1)(d) of the Act, the First-tier Tribunal now requires the Landlords to carry out the following works or other such works as are necessary for the purposes of ensuring that the Property meets the Repairing Standard and that any damage caused by the carrying out of the works in terms of the Order is made good.

The Landlords must on or before 31 March 2022: -

1. Repair the windows of the Property to ensure that they are in a reasonable state of repair, are in proper working order and that the Property is wind and watertight;

2. Repair or replace the en suite shower and its fittings, fixtures and pipe work to ensure that the en suite facility in the Property is in a reasonable state of repair and in proper working order;
3. Repair or replace the tiled flooring in the en suite to ensure that the flooring is in a reasonable state of repair and
4. Make good all decoration associated with the completion of the foregoing works.

In terms of section 46 of the Tribunals (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.

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

In Witness Whereof these presents printed on this and the preceding page are subscribed by Karen Moore, Chairperson of the tribunal, at Glasgow on 14 February 2022 before this witness, Norman William Moore, solicitor, Muirfield Business Centre, 1A, South Muirhead Road, Cumbernauld, G67 1 AX

N W Moore

K Moore

Witness