

**CERTIFICATE OF COMPLETION OF WORK**

**Issued by the Private Rented Housing Committee**

**Housing (Scotland) Act 2006 section 60**

ref: PRHP/AB54/73/10

Re: Property at Fourmanhill Cottage, Forgue, Huntly, Aberdeenshire  
("the Property")

Sasine Description: ALL and WHOLE that cottage and garden ground pertaining thereto known as and forming Fourmanhill Cottage, Forgue, Huntly in the County of Aberdeen being the subjects more particularly described in Notice of Payment of Improvement Grant by Aberdeenshire Council dated Sixteenth and recorded in the General Register of Sasines for the County of Aberdeen on the Seventeenth both days of September Two Thousand and Eight.

**The Parties:-**

Bognie Trust, The Estate Office, Frendraught, Forgue, Huntly per Gordon Morrison ("the Landlord")

Julie Woodward, Fourmanhill Cottage, Forgue, Huntly Aberdeenshire  
("the Tenant")

## **Certificate of Completion.**

**The Private Rented Housing Committee hereby certifies that the works required by the Repairing Standard Enforcement Order dated 1/9/10 have been completed. Accordingly the said Order relative to the property is discharged.**

### **Right of Appeal**

A Landlord or Tenant aggrieved by the decision of the Private Rented Housing Committee may apply to the Sheriff by summary application within 21 days of being notified of that decision.

### **Effect of Section 63**

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

In witness whereof these presents typewritten on this and the one preceding page are executed by me Anne McCamley, Solicitor and Chairman of the Private Rented Housing Committee at Edinburgh on the Tenth day of August Two Thousand and Eleven before Murdoch McCamley, Chartered Accountant, Osborne House, Osborne Terrace, Edinburgh.

**M McCamley**

(Witness)

**A McCamley**

Chairman

**PRIVATE RENTED HOUSING COMMITTEE**

**HOUSING (SCOTLAND) ACT 2006**

**STATEMENT**

ref: PRHP/AB54/73/10

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1. After inspecting the property, reading all written evidence and taking account of oral submissions the Committee required the Landlord to carry out various repair works to the property all as detailed in a Repairing Standard Enforcement Order dated 1/9/10.

2. The property was re inspected by the Committee on 4/2/11. The Committee determined to vary the aforesaid RSEO to allow the landlord further time to complete the outstanding work.

3. The Committee's professional surveyor member carried out a further re inspection and subsequently reported his findings to the other members of the Committee, the landlord and the tenant. Both the landlord and the tenant were invited to comment on the terms of the Report.

4. Having considered the terms of the Report and considered the responses from both parties to these proceedings the Committee determines the required works have been completed.

5. From the Report it is clear the substantive repair work outlined in the RSEO has now been completed. There is some cosmetic decorative work outstanding. The landlord has offered to fund the cost of this redecoration should the tenant wish to undertake it herself or alternatively to carry out the work using his own tradespeople. Parties are negotiating on this point and the Committee considers it appropriate to allow this matter to be resolved at parties' convenience. The building repair work has been completed and the terms of the RSEO obtempered.

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