



**STATEMENT OF DECISION OF THE PRIVATE RENTED HOUSING COMMITTEE  
UNDER SECTION  
26(1) OF THE HOUSING (SCOTLAND) ACT 2006**

**In connection with**

**Property at Rose Cottage, Rosehall, Lairg, IV27 4BD, being the subjects known as and forming Rose Cottage lying to the west of the road from Cassley Bridge to Oykel Bridge at Rosehall described in a Feu Disposition in favour of C M O (Fishings) Limited and others recorded in the Register of Sasines for the County of Sutherland on 10<sup>th</sup> November 1970 ("the property")**

**The Parties:-**

**Mr Howard Haynes, formerly residing at Rose Cottage, Rosehall, Lairg, IV27 4BD ("the former tenant")**

**And**

**Mr George Ross and Mrs Irene Ross, residing at 8 Cherry Wynd, Culbokie, IV7 8ND ("the landlords")**

**Reference PRHP/ RP/14/0152**

**DECISION**

The Private Rented Housing Committee ("the Committee"), having made such enquiries as is fit for the purposes of determining whether the Landlord has complied with the Repairing Standard Enforcement Order (hereinafter referred to as "the RSEO") in relation to the house concerned, and taking account of the details of a re-inspection report prepared following an inspection of the house by the surveyor member, the Committee considered that the Landlord had satisfactorily completed the works detailed in the RSEO and decided to issue a certificate of completion of works in terms of Section 60 of the Act.

## Background

1. Reference is made to the Determination of the Committee dated 20 March 2015 which decided that the Landlord had failed to comply with the duty imposed by Section 14(1) (b) of the Act and to the RSEO made by the Committee of even date.
2. On 2 June 2015 the surveyor member carried out an inspection of the house to check that the works required in the RSEO had been completed. The surveyor member confirmed that all works required in terms of the RSEO appeared to have been completed to a satisfactory standard. A copy of his report is attached. The Committee considered the works specified in the RSEO have been satisfactorily completed and decided that it is appropriate to issue a Certificate of Completion in terms of Section 60 of the Act. The members of the Committee were unanimous in their decision.

# J. Bauld

Chairperson,  
22 July 2015



## Certificate of completion of work

**Issued by the Private Rented Housing Committee**

**Under section 60 of the Housing (Scotland) Act 2006**

**Property at Rose Cottage, Rosehall, Lairg, IV27 4BD, being the subjects known as and forming Rose Cottage lying to the west of the road from Cassley Bridge to Oykel Bridge at Rosehall described in a Feu Disposition in favour of C M O (Fishings) Limited and Others recorded in the Register of Sasines for the County of Sutherland on 10<sup>th</sup> November 1970 ("the property")**

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### **CERTIFICATE OF COMPLETION**

The Private Rented Housing Committee hereby certifies that the work required by the **Repairing Standard Enforcement Order** relative to the Property dated 20 March 2015 has been completed. Accordingly, the said Repairing Standard Enforcement Order relative to the property has been discharged.

A landlord or a tenant aggrieved by this decision of the Private Rented Housing Committee may appeal to the Sheriff by summary application within 21 days of being notified of that decision.

In witness whereof these presents typewritten on this and the preceding page are executed by James Bauld, solicitor, 7 West George Street Glasgow, chairperson of the Private Rented Housing Committee at Glasgow on 22 July 2015 before this witness:-

C. Mullen witness  
CLAIRE MULLEN name in full  
7 WEST GEORGE ST Address  
GLASGOW  
G2 1BA  
SOLICITOR Occupation

J. Bauld  
*Chairperson*