



## Certificate of completion of work

Issued by the Private Rented Housing Committee

Under section 60 of the Housing (Scotland) Act 2006

prhp Ref: PRHP/RP/16/0215

Re : Property at ..... All and Whole the flatted dwelling house known as 26 Alexander Street, Uphall, West Lothian EH52 5DB more particularly described in Land Certificate WLN13386  
..... ("the Property")

### The Parties:-

Ronald Gordon Stuart residing at 19 Ross Way, Livingston EH54 8LA  
("the Landlord")

Jamielee Fielding residing at 26 Alexander Street, Uphall, West Lothian EH52 5DB ("the Tenant")

### 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 1 September 2016 has been completed. Accordingly, the said Repairing Standard Enforcement Order relative to the property has been discharged.

In witness whereof these presents type written on this page are executed by John Miller McHugh, solicitor, 65 Haymarket Terrace, Edinburgh, Committee Chairman at Edinburgh on the Thirtieth day of November 2016 before this witness:-

G. MCHUGH

J. MCHUGH

\_\_\_\_\_ witness

\_\_\_\_\_ Chairman

GILIAN MCHUGH name in full

65 HAYMARKET TERRACE Address

EDINBURGH

EH12 5DH

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**DETERMINATION BY PRIVATE RENTED HOUSING COMMITTEE**

**STATEMENT OF DECISION OF THE PRIVATE RENTED HOUSING COMMITTEE  
UNDER SECTION 60  
OF THE HOUSING (SCOTLAND) ACT 2006**

**In connection with**

**Property at 26 Alexander Street, Uphall, West Lothian EH52 5DB  
hereinafter referred to as “the House”)**

**Jamielee Fielding residing at 26 Alexander Street, Uphall, West Lothian  
EH52 5DB hereinafter referred to as “the Tenant”)**

**Ronald Gordon Stuart residing at 19 Ross Way, Livingston EH54 8LA  
(hereinafter referred to as “the Landlord”)**

**PRHP REFERENCE PRHP/RP/16/0125**

The Committee comprised the following members:

John McHugh, Chairperson  
Ian Murning, Surveyor Member

**DECISION**

The Committee having carried out a further inspection of the House determined that the work required by the Repairing Standard Enforcement Order dated 1 September 2016 (“the RSEO”) had been completed and resolved to issue a Certificate of Completion of Work.

The decision of the Committee was unanimous.

**Background**

The RSEO required the Landlord to complete the following work:

1 To render the House free from penetrating dampness.

- 2 To repair all damage caused to the House by the ingress of water.
- 3 To treat with appropriate fungicide all mould so that the House is left free from mould and thereafter to redecorate all affected areas so that the House is in reasonable decorative order.
- 4 To repair or replace the extractor fan in the kitchen/living room so that there is in place a fan which is in good working order.
- 5 To repair or replace the gas central heating boiler so that there is present within the House a central heating boiler which is in good working order
- 6 To produce to the office of the PRHP a current Landlords Gas Safety Certificate issued by a Gas Safe registered engineer which confirms that the central heating system is in safe, working order.

### **Reasons for the Decision**

On 16 November 2016, the Surveyor Member of the Committee carried out a re-inspection of the House. A schedule of photographs taken at the re-inspection is attached.

The Landlord provided to the office of the PRHP a Gas Safety Certificate dated 17 November 2016.

At the re-inspection the remaining works required by the RSEO were found to have been completed.

J. MCHUGH

John McHugh  
Chairperson  
Date: 30 November 2016