



Notice of a Decision to Vary a Repairing Standard Enforcement Order

Ordered by the Private Rented Housing Committee

Case Reference Number: PRHP/RP/16/0076

Re: Flat 1/2, 10 Annette Street, Glasgow G42 8XZ ("the property")

Land Register Title No: GLA82314

The Parties:-

Mr Tanveer Ahmed, formerly residing at the property ("the tenant")

Corbett Properties Limited, having its registered office at RNLI Perth Ruthvenfield Grove, Inveralmond Industrial Estate, Perth PH1 3GL ("the landlord")

The committee: – Sarah O'Neill (Chairperson); George Campbell (Surveyor Member)

Repairing Standard Enforcement Order Against:

Corbett Properties Limited ("the landlord")

The Private Rented Housing Committee, having determined on 4 May 2016 that the Repairing Standard Enforcement Order relative to the property dated 4 May 2016 should be varied, the committee hereby varies the Repairing Standard Enforcement Order to the effect that the period allowed for the completion of the works required by the Repairing Standard Enforcement Order is extended until 25 July 2016.

Rights of Appeal

1. A landlord or tenant aggrieved by the decision of the committee may appeal to the sheriff by summary application within 21 days of being notified of that decision.

2. The appropriate respondent in such appeal proceedings is the other party to the proceedings and not the panel or the committee which made the decision.

Effects of Section 63

3. Where such an appeal is made, the effect of the decision and of any Order made in consequence of it is suspended until the appeal is abandoned or finally determined. Where the appeal is abandoned or finally determined by confirming the decision, the decision and the Order made in consequence of it are to 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 preceding page are signed by Sarah Frances O'Neill, Chairperson of the Private Rented Housing Committee, at Glasgow on the fourteenth day of July Two Thousand and Sixteen before this witness: -

S. O'NEILL

G. CUSICK

Chairperson

Witness

GARY CUSICK name in full

EUROPA BUILDING Address

GLASGOW

CASEWORKER Occupation



Determination of the Private Rented Housing Committee

Statement of decision of the Private Rented Housing Committee under Section 25 of the Housing (Scotland) Act 2006

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Background

The Private Rented Housing Committee ('the committee') issued a decision dated 4 May 2016 requiring the landlord to comply with the Repairing Standard Enforcement Order (RSEO) relative to the property issued by the committee on the same date. The RSEO required the landlord to replace all windows throughout the property, in order to ensure that the property is wind and watertight and in all other respects reasonably fit for human habitation.

The committee ordered that the works specified in the order must be carried out and completed within the period of **two months** from the date of service of the RSEO.

2. On 8 July 2016, the panel received an email from the landlord's agent, Ms Lesley McLaughlin of 1-2-Let, advising that new windows were to be fitted throughout the property, but as the glazier was on holiday until 15 July, they would not be fitted until after that date. She therefore asked, on behalf of the landlord that the committee postponed its re-inspection, which had been fixed for 13 July, until after that date.
3. During a telephone conversation with a member of panel staff on 12 July, Ms McLaughlin confirmed tht the landlord had approved the cost of the windows and that the windows had been ordered, and they were awaiting the glazier's return in order for them to be fitted.
3. Having considered the information received from the landlord's agent, the committee considers that in all the circumstances, it would be reasonable to vary the RSEO to allow a further period for the completion of the works required. The committee accordingly varies the RSEO to extend the period for the completion of the works for a further three weeks until **25 July 2016**.

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S. O'NEILL

Signed.....

Date.....19/7/16.....

Chairperson