



Certificate of Compliance following upon a Decision of the First-tier Tribunal for Scotland (Housing and Property Chamber) in an application under Section 17(1) of the Property Factors (Scotland) Act 2011.

Reference number: FTS/HPC/PF/21/2566

Re: Flat 13, 3 Braid Avenue, Cardross, Argyll and Bute, G82 5QF ("the Property")

The Parties:

Mr Alan Ferguson, Flat 13, 3 Braid Avenue, Cardross, Argyll and Bute, G82 5QF ("the Applicant")

Speirs Gumley Property Management, Red Tree Magenta, 270 Glasgow Road, Glasgow, G73 1UZ ("the Respondent")

Tribunal Members:

**Martin J. McAllister, Solicitor, (Legal Member)
Elaine Munroe, (Ordinary Member)
(the "tribunal")**

Certificate of Compliance with Property Factor Enforcement Order dated 31st May 2022.

The Tribunal determines that the said Property Factor Enforcement Order has been complied with.

Terms of the Property Factor Enforcement Order (PFEO):

The Respondent is to pay compensation of £800 to the Applicant within twenty - eight days of service of the Property Factor Enforcement Order.

Reasons for Decision

1. On 1st June 2022, the Property Factor emailed the Tribunal and stated that it had complied with the PFEO on 26th April 2022 when it had intimation of the proposed PFEO and that it had sent a cheque to the Applicant which had been encashed on 4th May 2022.
2. On 19th July 2022, the Applicant emailed the Tribunal and stated that the PFEO had been complied with.

Appeals

A homeowner or property factor 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.

Martin J. McAllister
Legal Member and Chair

19th August 2022

