



**Decision and Certificate of Compliance with Letting Agent Enforcement Order
in terms of Section 50 of the Housing (Scotland) Act 2014**

Chamber Ref: FTS/HPC/LA/22/3604

Parties:

**Mary Azubuike-Ndukwe, 88 Rissells Ride, Cheshunt, Hertfordshire, EN8 8TZ
("the Applicant")**

**Xenia Lettings, Bank House, Old Market Place, Altrincham, WA14 4PA ("the
Respondent")**

Tribunal Members:

**Fiona Watson (Legal Member)
Elaine Munroe (Ordinary Member)**

Decision

The First-tier Tribunal for Scotland (Housing and Property Chamber) ("the Tribunal") having determined that the Letting Agent has complied with the Letting Agent Enforcement Order ("LAEO") dated 3 July 2023, certifies that the Letting Agent has complied with the LAEO.

The Tribunal issued a decision dated 3 July 2023 in terms which the Letting Agent was required to pay to the Applicant the sum of £1,115, within four weeks of the communication to the Respondent of this Letting Agent Enforcement Order .

On 2 September 2023 the Tribunal received from the Letting Agent evidence that the sum of £1,115 had been applied to the Applicant's rent account to offset against a debt due to them by the Applicant.

On the basis of the evidence before it, the Tribunal is satisfied that the Letting Agent has complied with the terms of the LAEO. It therefore issues this Certificate of Compliance.

Right of Appeal

In terms of Section 46 of the Tribunal (Scotland) Act 2014, a party 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.

Legal Member/Chair

Date: 25 September 2023