



**Notice in terms of Section 28A (5) of a Decision to Assist the Landlord under
Section 28A (3) of the Housing (Scotland) Act 2006 (“The Act”)**

Ref: FTS/HPC/RE/23/0945

HOUSE AT: Flat 1/2, 42 Pendeen Crescent,
Glasgow, G33 4TL

TENANT: Ms Laura Knox

LANDLORD: Mr Steven Johnston,
93 Maxwell Drive,
Glasgow, G69 6RP

**LANDLORD’S
REPRESENTATIVE:** 247 Property (Scotland) Ltd.,
1257 Shettleston Road,
Glasgow, G32 7NG

**PERSON THE LANDLORD
INTENDS TO AUTHORISE
TO ENTER THE HOUSE:** Mr Darren Healy,
Electrician,
1192 Tollcross Road,
Glasgow, G32 8HQ.

As the Member allocated to decide on the application made by the landlord for entry to the property detailed above, I have considered the application paperwork, comprising documents received between 24 March 2023 and 18 May 2023.

I have concluded that no further information is required before a decision in terms of Section 28A (3) of the Act can be made. I have decided to assist the landlord in exercising his right of entry to the house for the purposes of:

- **carrying out any work necessary to comply with the duty in Section 14(1)(b) of the Act.**

I am now seeking to arrange a suitable time for the landlord to exercise his right of entry under Section 181(4).

A form is enclosed for all parties to supply suitable dates (with times, if appropriate) to me. It should be returned within 14 days beginning with the date of receipt of this notice.

If the tenant fails, or refuses, to respond within the period given above, or fails to agree suitable dates and times for the landlord to exercise his right of entry, then I may fix a date and time (or dates and times) for the landlord, and/or his representative and authorised person, to enter for the purposes as described above.

The tenant may, within the period given above, make representations in writing to me as to why it is inappropriate or unnecessary for the landlord to exercise his right of entry under section 181(4).

The tenant will receive with this notice a form to complete for the purpose of supplying representations. If the tenant makes representations, I will consider these and advise all parties of my decision.

Colin M. Campbell

Member
First-tier Tribunal for Scotland (Housing and Property Chamber)

18 May 2023