



**Confirmation of refusal/ lack of access following a Decision to Assist the Landlord under Section 28A(3) of the Housing (Scotland) Act 2006 (“The Act”)**

**Ref FTS/HPC/RE/24/1258**

**HOUSE AT Flat 4, 244A High Street, Kirkcaldy, Fife KY1 1JT**

**TENANT Mr David Thomson**

**LANDLORD AD Astra Assets Ltd, % Zenlet, Business Centre, Mitchelston Drive, Kirkcaldy Fife KY1 3NB**

**LANDLORD REPRESENTATIVE Zenlet, Business Centre, Mitchelston Drive, Kirkcaldy Fife KY1 3NB**

**NAME OF AUTHORISED PERSON**

**Mr Akhtar Ali, Zenlet, Business Centre, Mitchelston Drive, Kirkcaldy Fife KY1 3NB**

As the Member deciding on the above application for entry by the landlord, I confirm that attempts have been made to assist the landlord in exercising their right of entry to the house under section 181(4) of the Act.

The attempts involved the following:

notification of the application made under section 28 A(1) on the tenant dated 8 May 2024;

intimation on tenant and landlord of decision to assist the landlord dated 10 May 2024 ;

no representations were received from tenant on the application;

no further information was received or considered;

setting of a date and time by the panel member for the landlord to exercise the said right, that date and time being 17 June 2024 at 15.30pm;

notification by the Chamber of that date and time to the tenant and landlord on 4 June 2024;

receipt by the tenant of this notification is evidenced by a certificate of service on 5 June 2024 by Sheriff Officer ;

I confirm that I observed the refusal/lack of access on 17 June 2024 at 15.30pm.

The notice of the date and time for access was served on the tenant personally by Sheriff Officers but access was not provided on 17 June. On that date neighbours confirmed that the house is occupied by the tenant.

S Brydon

10 July 2024

Member

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