

# Housing and Property Chamber

## First-tier Tribunal for Scotland



Decision of the First-tier Tribunal for Scotland (Housing and Property Chamber) issued under section 31 of the First-tier Tribunal for Scotland Housing and Property Chamber Procedure Regulations 2017.

### **CERTIFICATE OF COMPLIANCE with the PROPERTY FACTOR ENFORCEMENT ORDER DATED 12<sup>th</sup> April 2026 ('The PFEO')**

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| <b>Chamber Ref:FTS/HPC/PF/24/4135 and FTS/HPC/PF/24/4138</b><br><b>Property: Flat 4/1, 287 Clarkston Road, Glasgow, G44 3DT</b><br><b>The Homeowner and Applicant: Philip Mendelsohn</b>                                                      |
| <b>Chamber Ref:FTS/HPC/PF/24/4212 and FTS/HPC/PF/24/4214</b><br><b>Property: Flat 3/2, 287 Clarkston Road, Glasgow, G44 3DT</b><br><b>The Homeowner and Applicant: Gordon Brown</b><br><b>Homeowner's Representative: Philip Mendelsohn.</b>  |
| <b>Chamber Ref:FTS/HPC/PF/24/4218 and FTS/HPC/PF/24/4219</b><br><b>Property: Flat 4/2, 287 Clarkston Road, Glasgow, G44 3DT</b><br><b>The Homeowner and Applicant: Lesley Taylor</b><br><b>Homeowner's Representative: Philip Mendelsohn.</b> |
| <b>Chamber Ref:FTS/HPC/PF/24/4276 and FTS/HPC/PF/24/4278</b><br><b>Property: Flat 1/1, 287 Clarkston Road, Glasgow, G44 3DT</b><br><b>The Homeowner and Applicant: Anne McFadden</b><br><b>Homeowner's Representative: Philip Mendelsohn.</b> |
| <b>Chamber Ref:FTS/HPC/PF/24/4288 and FTS/HPC/PF/24/4294</b><br><b>Property: Flat 5/1, 287 Clarkston Road, Glasgow, G44 3DT</b><br><b>The Homeowner and Applicant: Peter England</b><br><b>Homeowner's Representative: Philip Mendelsohn.</b> |

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| <p><b>Chamber Ref:FTS/HPC/PF/24/4348 and FTS/HPC/PF/24/4349</b></p> <p><b>Property: Flat 5/2, 287 Clarkston Road, Glasgow, G44 3DT</b></p> <p><b>The Homeowner and Applicant: Elizabeth Irving</b></p> <p><b>Homeowner's Representative: Philip Mendelsohn.</b></p> |
| <p><b>Chamber Ref:FTS/HPC/PF/24/4412 and FTS/HPC/PF/24/4414</b></p> <p><b>Property: 283 Clarkston Road, Glasgow, G44 3DT</b></p> <p><b>The Homeowner and Applicant: Kathleen Trearty</b></p> <p><b>Homeowner's Representative: Philip Mendelsohn.</b></p>           |
| <p><b>Chamber Ref:FTS/HPC/PF/24/4428 and FTS/HPC/PF/24/4429</b></p> <p><b>Property: 291 Clarkston Road, Glasgow, G44 3DT</b></p> <p><b>The Homeowner and Applicant: Sandra Phinn</b></p> <p><b>Homeowner's Representative: Philip Mendelsohn.</b></p>               |
| <p><b>Chamber Ref:FTS/HPC/PF/24/5047 and FTS/HPC/PF/24/5048</b></p> <p><b>Property: Flat 2/2, 287 Clarkston Road, Glasgow, G44 3DT</b></p> <p><b>The Homeowner and Applicant: Douglas Wray</b></p> <p><b>Homeowner's Representative: Philip Mendelsohn.</b></p>     |

**Hacking and Paterson, 1 Newton Terrace, Glasgow, G3 7PL ('the Factor and Respondent')**

**Tribunal members:**

**Jacqui Taylor (Chairperson) and Helen Barclay (Ordinary Member).**

### **Decision of the Tribunal**

The Tribunal having determined that the PFEO dated 12<sup>th</sup> April 2026 ('PFEO') relating to the Property has been complied with, certifies that the Factor has complied with the PFEO.

## Reasons for the Decision

1. On 12<sup>th</sup> April 2026 the Tribunal issued the **PFEO** in the following terms:  
***'The Factor must pay each applicant £250 from their own funds and at no cost to the owners. The said sums to be paid within 28 days of the communication to the Factor of the Property Factor Enforcement Order'***
2. The Factor sent the Tribunal an email dated 5<sup>th</sup> May 2026 confirming that all nine applicants have been paid £250 directly into their chosen bank account.
3. The Applicants' Representative sent the Tribunal an email dated 3<sup>rd</sup> July 2026 which confirmed that he believed that all the applicants have received the payment.
4. The Tribunal were satisfied that the Factor has complied with the PFEO. The Tribunal therefore issues this Certificate of Compliance. No further action is required by the Factor in terms of the PFEO.

## Right of Appeal

In terms of section 46 of the Tribunals (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.

Jacqui Taylor  
Chairperson of the Tribunal  
Date 6<sup>th</sup> July 2026