Housing and Property Chamber
First-tier Tribunal for Scotland

Decision with Statement of Reasons of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Section 33 of the Housing (Scotland) Act 1988

Chamber Ref: FTS/HPC/EV/25/4697

Re: Property at 0/1, 664 Alexandra Parade, Glasgow, G31 3LH ("the Property")

Parties:

Coatbridge Property and Investment Company Ltd, 40 Carlton Place, Glasgow, G5 9TS ("the Applicant")

Mr Gary Craig, 0/1, 664 Alexandra Parade, Glasgow, G31 3LH ("the Respondent")

Tribunal Members: Mary-Claire Kelly (Legal); Mary Lyden (Ordinary)

Decision in absence of the Applicant

The First-tier Tribunal for Scotland (Housing and Property Chamber) ("the Tribunal") determined to dismiss the application for want of insistence

Reasons for decision

1. The applicant submitted an application seeking an order for eviction relying on section 33 of the Housing (Scotland) Act 1988.
2. A case management discussion took place on 9 June 2026. The applicant was represented by Ms Barclay, Happy Lets. The respondent, Mr Craig was in attendance. Ms Barclay stated that the applicant sought an order for eviction as their intention was to sell the property. Mr Craig opposed an order being granted and sought to defend the action.
3. At the case management discussion Mr Craig opposed the application for a number of reasons. He disputed that the tenancy agreement was a short

assured tenancy agreement as he stated that no form AT5 had been signed. Mr Craig also disputed that it was reasonable to grant an order. The Tribunal noted at the case management discussion that there was a discrepancy between the landlord stated in the tenancy agreement and the named applicant.

4. The Tribunal determined to fix an in-person evidential hearing to determine the application. A case management discussion note was issued to parties setting out the areas of focus for the hearing. A Direction was issued to both parties requiring that they lodged certain documents and submissions no later than 14 days before the hearing.
5. A hearing was assigned for 10 November 2026. The applicant's representative was notified of the details of the hearing by email on 11 September 2026.
6. The respondent submitted written submission and various documents in advance of the hearing.
7. The applicant failed to comply with the Direction and lodged no further documents or submissions in advance of the hearing.
8. On the day of the hearing, the respondent was in attendance. The applicant was not present or represented. The Tribunal was satisfied that the applicant's representative had been properly notified of the hearing. They had consented to communication via email. The Tribunal determined to dismiss the application for want of insistence.

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.

Mary-Claire Kelly

Legal Member

10 November 2026
Date