

Statement of Facts and Reasons

ref: PRHP/E49/99/10

Re: Property at 32 Mill Road, Linlithgow, West Lothian ("the Property")

Sasine Reference: Property at Thirty-two Mill Road, Linlithgow, West Lothian EH49 7QW being the cottage dwellinghouse known as Linkland Cottage, Thirty-two Mill Road, Linlithgow Bridge, Linlithgow registered in the Land Register of Scotland under Title number WLN 13498

The Parties:-

Kenneth Ian Ritchie per his agents The Key Place Estate Agents, 19 Main Street, Bo'ness ("the Landlord")

Mr. Brian Ritchie, 107 New Street, Musselburgh, East Lothian EH21 6DG ("the former Tenant")

Statement of Reasons.

The Private Rented Housing Committee re-inspected the property on 22/11/10 in order to ascertain whether the work required by the Repairing Standard Enforcement Order dated 20/9/10 had been completed.

The Landlord's agent attended the re-inspection along with their surveyor Andrew McEwan MRICS. The former tenant is deemed to have withdrawn his application as the tenancy has lawfully ended and this application proceeds on the motion of the Committee.

At the re-inspection the Committee's surveyor member was able to confirm the eastern gable wall had dried out and the property does not currently suffer an ingress of water or dampness. This is in line with the findings of Mr McEwan.

Accordingly the terms of the RSEO have been obtempered and the Committee grants a Certificate of Completion which is attached hereto and forms part of this Statement.

Right of Appeal

A Landlord or Tenant aggrieved by the decision of the Private Rented Housing Committee may apply to the Sheriff by summary application within 21 days of being notified of that decision.

Effect of Section 63

Where such an appeal is made, the effect of the decision and of the order is suspended until the appeal is abandoned or finally determined, and where the appeal is abandoned or finally determined by confirming the decision, the decision and the order will be treated as having effect from the day on which the appeal is abandoned or so determined.

A McCamley *(Chairman)*
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Certificate of Completion of Work

Housing (Scotland) Act 2006

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Certificate of Completion

The Private Rented Housing Committee hereby certifies that the works required by the Repairing Standard Enforcement Order relative to the property dated 20/9/10 have been completed. Accordingly, the said Order is hereby discharged.

A landlord or a tenant aggrieved by the decision of the Private Rented Housing Committee may appeal to the Sheriff by summary application within 21 days of being notified of that decision.

Where such an appeal is made, the effect of the decision and of the order is suspended until the appeal is abandoned or finally determined, and where the appeal is abandoned or finally determined by confirming the decision, the decision and the order will be treated as having effect from the day on which the appeal is abandoned or so determined.

In witness whereof these presents typewritten on this and the one preceding page are executed by Anne McCamley, Solicitor, Chairman of the Private Rented Housing Committee at Edinburgh on the Twenty second day of November, Two Thousand and Ten before Murdoch McCamley, Chartered Accountant, Osborne House, Osborne Terrace, Edinburgh.

M McCamley

(witness)



A McCamley

(Chairman)