



CASE 12

MEMORANDUM

Our Ref: HMO/DA
Application Ref: HMO01676
Date: 23 February 2024

From: B Carroll
Principal Officer, Housing Intervention & Support Team, NRS

To: G McNaught
Legal Manager, CED

Subject: Consultation: Housing (Scotland) Act 2006
Application for an Existing House in Multiple Occupation License

Applicant: Irene Stein **Ward:** 11

Address: 15 Dowanside Raod **House Position:** 1/1

Recommendation:

The following items be satisfactorily completed prior to the grant of the licence and the under noted conditions would be applicable.

Items for Completion:

Inspection

The premises were inspected on 20 February 2024 in respect of the Council's living standards for houses in multiple occupation. The following matters were directed to Ms Karen Crockett, the applicant's representative and confirmed to the applicant by email.

The property was noted to be in a satisfactory condition and all the required certification has been submitted.

Conditions

1. A minimum of one (1) suitable bin with lid for storage of refuse produced by the tenants of the house shall be provided at a suitable location with suitable means of access thereto.
2. The number of residents to be accommodated within each of the licensed premises should not exceed four (4) persons.

3. At least once in every five years all electrical systems within the premises shall be examined by a competent person and a certificate provided indicating that all such systems are functioning properly and are safe.
4. At least once in every year all portable appliances within the premises provided for the use of the tenants shall be examined by a competent person and certificates provided indicating that all such appliances are functioning properly and are safe. If the application is for the grant of an existing licence then copies of the portable appliance test certificates for the previous two years also require to be submitted.

Background Information

Description of Property: First floor tenement flat.

Number of Bedrooms: Four (4)

History of Multiple Occupation: First identified as a HMO on 22 September 2003.

History of Complaints: None

Occupied: Yes, four tenants (Existing license).

Standard of Management: At the time of inspection the standard of management may be said to be satisfactory.

Other Information: None