



Glasgow City Council

Licensing and Regulatory Committee

**Report by Executive Director of Neighbourhoods,
Regeneration and Sustainability**

Item 3

19th August 2026

Contact: C Cain Ext: 74546

**HOUSING (SCOTLAND) ACT 2006
APPLICATION FOR A NEW LICENCE FOR A HOUSE IN MULTIPLE
OCCUPATION - RECONSIDERATION**

Purpose of Report:

To advise Members of the circumstances leading to the refusal of an application for a new licence for a House in Multiple Occupation by Fang Properties (UK) Limited in respect of living accommodation at Flat 7, 264 Bath Street, reference HMO07750.

Recommendations:

Members are asked to reconsider the refusal of Fang Properties (UK) Limited's application for a new licence for a House in Multiple Occupation having regard to:

- (1) The terms of the report by the Executive Director of Neighbourhoods, Regeneration and Sustainability, Housing and Regeneration Services ("HMO Unit"); and
- (2) Any submissions made by the applicant or any agent.

Ward No(s):

Citywide: ✓

Local member(s) advised: Yes ☐ No ☐ consulted: Yes ☐ No ☐

1 Background

- 1.1 Fang Properties (UK) Limited submitted an application for a new licence for a House in Multiple Occupation in respect of living accommodation at Flat 7, 264 Bath Street on 2 May 2025.
- 1.2 Consultations were made and reports sought resulting in a report by the Executive Director of Neighbourhoods, Regeneration and Sustainability, Housing and Regeneration Services (“HMO Unit”), a copy of which is attached as Appendix 1.
- 1.3 In view of the terms of the aforementioned report, Fang Properties (UK) Limited was cited to attend a meeting of this committee on 25 March 2026.
- 1.4 At the meeting, members heard submissions from Fang Properties (UK) Limited’s agent and a director of the applicant company, and after consideration, decided to refuse Fang Properties (UK) Limited’s application for a new licence for a House in Multiple Occupation.
- 1.5 Fang Properties (UK) Limited appealed this decision to the Sheriff of Glasgow and Strathkelvin and this case is remitted back by the Sheriff to this committee for reconsideration.

2 Policy and Resource Implications

Resource Implications:

<i>Financial:</i>	None
<i>Legal:</i>	All applications are processed and determined in accordance with the relevant statutory provisions.
<i>Personnel:</i>	None
<i>Procurement:</i>	None

Council Strategic Plan: None

Equality and Socio-Economic Impacts:

<i>Does the proposal support the Council’s Equality Outcomes</i>	N/A
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2025-29? Please specify.

What are the potential equality impacts as a result of this report? No significant impact

Please highlight if the policy/proposal will help address socio-economic disadvantage. N/A

Climate Impacts:

Does the proposal support any Climate Plan actions? Please specify: N/A

What are the potential climate impacts as a result of this proposal? N/A

Will the proposal contribute to Glasgow's net zero carbon target? N/A

Privacy and Data Protection Impacts:

Are there any potential data protection impacts as a result of this report Y/N	No. The report discloses personal data on the licence holder. Subject to relevant assessment, the Licensing Authority considers, on balance, that disclosure of the data is justified against current UK data protection law and the legal basis for disclosing such data is Performance of Task Carried Out in the Public Interest.
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3 Recommendations

Members are asked to reconsider the refusal of Fang Properties (UK) Limited's application for a new licence for a House in Multiple Occupation having regard to:

- (1) The terms of the report by the Executive Director of Neighbourhoods, Regeneration and Sustainability, Housing and Regeneration Services ("HMO Unit"); and
- (2) Any submissions made by the applicant or any agent.