



ABERDEEN CITY COUNCIL

HOUSE IN MULTIPLE OCCUPATION (HMO) LICENCE CERTIFICATE

Name and Address of Licence Holder/s	Garry Robert Allan The Cottage, 85 Bridge Street, Montrose DD10 8AF
Name and Address of Person responsible for the Day to Day Management of the Premise	Terrence William Allan 32 Middleton Circle, Aberdeen AB22 8NZ
Address of Premise	237 Clifton Road, Aberdeen AB24 4HJ
Maximum Occupancy	5
Commencement Date of Licence	16/09/2021
Expiry Date of Licence	15/09/2024
Licence Number	HOUS348355617
Licence Issue Date	16/09/2021

The named licence holder is hereby licensed to use the address of premise in accordance with the provisions of Part 5 of the Housing (Scotland) Act 2006 and any regulations made hereunder.

Derek McGowan

Derek McGowan, Chief Officer, Early Intervention and Community Empowerment

Conditions Applicable to a House in Multiple Occupation Licence

Part 5 of Housing (Scotland) Act 2006

- LC1** The licence-holder must take steps to ensure that the property fittings and furniture, including fire precautions, plumbing gas and electrical installations, are maintained throughout the period of the licence to the standard required. The licence-holder should hold all necessary certificates.
- LC2** The licence-holder must ensure that advice to occupiers on action to be taken in the event of an emergency is clearly and prominently displayed within the living accommodation.
- LC3** The licence-holder must ensure that the physical standards for the HMO living accommodation assessed as suitable by the local authority when approving the licence application are met at all times.
- LC4** The licence-holder must ensure that the number of persons residing in the premises shall not exceed 5
- LC5** The licence-holder must make the HMO licence & conditions available to occupiers, within the premises where it can be conveniently read by residents.
- LC6** The licence-holder must ensure that actions to secure repossession must only be by lawful means.
- LC7** The licence-holder must ensure that Liquefied Petroleum Gas (LPG) shall not be used or stored on the premises.
- LC8** The licence-holder shall comply with the current regulations regarding maximum re-sale prices of gas and electricity supplied, as appropriate.
- LC9** The licence-holder must ensure that any lockable bedroom doors are fitted with a lever latch and secured with a suitable lock and thumb turn mechanism or other appropriate locking mechanism.
- LC10** The licence-holder must provide adjoining neighbours with details of how they can contact him/her and his/her agent in an emergency, or with non-urgent complaints.
- LC11** The licence-holder must not alter the property, fixtures or fittings without the prior written consent of the local authority.