

Please note: the 'Not Applicable' option would only be appropriate if you have no let properties.

Further information is available here

<https://www.gov.scot/binaries/content/documents/govscot/publications/advice-and-guidance/2016/12/fire-safety-guidance-private-rented-properties/documents/housing-guidance-satisfactory-provision-detecting-warning-fires-scottish-government-revised-november-2016-pdf/housing-guidance-satisfactory-provision-detecting-warning-fires-scottish-government-revised-november-2016-pdf/govscot%3Adocument/Detecting%2Band%2Bwarning%2Bof%2Bfires%2B-%2BScottish%2BGovernment%2Brevised%2BFeb%2B2019.pdf.pdf>

Question 9 Carbon monoxide detection

Private landlords have an obligation to ensure that a detection system is installed in all properties you rent where there is:

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Landlords must also declare any court judgements or tribunal decisions relating to housing, discrimination or equality.

Question 17 Antisocial Behaviour Orders (ASBOs) and

Question 18 Antisocial Behaviour Notices (ASBNs)

Similar to the questions on convictions and judgements, landlords must declare any Antisocial Behaviours Orders or Antisocial Behaviour Notices served on them or their tenants.

Question 19 licences, registration and accreditations

Landlords should declare any licences, registrations or accreditations relating to housing. Landlords must also declare any negative decisions relating to such licences, registration or accreditations.

Question 20 about your rental property(s)

Please use this section to provide details about your rental property(s). If you have more than one rental property please use the additional properties sheet.

You should tell us about any joint owners, Houses of Multiple Occupation (HMO) properties *, any Repairing Standard Enforcement Orders (RSEO) on the let property and details of your letting agent** if you have one.

If the joint ownership details are complicated please tell us separately about this.

* A House of Multiple Occupation (HMO) is a house where:
at least 3 or more unrelated people live in the same property, and
they share a kitchen, bathroom or toilet

HMOs must be licensed in their own right, if you think your property is an HMO and you don't have a licence please contact us.

** Agents: All owners of let properties must register and declare anyone who acts for them in relation to their letting.

An agent may be:

- a commercial agency
- a letting agency
- a property management agency
- an estate agency
- a charity
- someone who manages the property on your behalf
- a representative of an organisation, for example a factor, a trust or a company

From the 1 October 2018 a paid letting agent must be registered on the **Scottish Letting Agent Register** and adhere to the Letting Agent Code of Practice.

For further information can be found at the following website:

<http://renting.org/landlords/using-letting-agent>

This means that the register number you are required to provide for your agent should be for the Letting Agent Register and not a landlord registration number - you may need to contact our agent for this number which should begin LARN. The

landlord registration number may still apply in some instances if your Agent is exempt from Letting Agent Registration – if you believe this to be the case – please contact us.

Unregistered agent fee: If someone manages your property for you without payment, their details must be noted on your registration. You will be charged £65, unless they already have their own separate registration.

Question 21 the public register

Registered landlords and their let property will be displayed on the public search at <https://landlordregistrationscotland.gov.uk/>

This search facility enables tenants and neighbours to confirm a landlord or a property is registered.

It can also be used to obtain the contact details (address) of the landlord of a specific property. Landlords can opt to use their home address, the address of their agent or another relevant address. A registration is very much a matter between the landlord and the local authority so **it is important that landlords do not use the address of the let property as their contact address.**

Declaration

Landlords are required to complete the declaration and sign their application for registration, important information is contained within the declaration. 11(o)-3(rm)6(a)-3(tio)6(n)-i Pti

