

propertymark

Y0004176

Mr. Sathavahana Vaddaram

MARLA, MNAEA

Director of

Spericle Ltd T/A

Properties on the Market

Disciplinary Tribunal Decision

27th February 2025

Disciplinary Tribunal Decision

Member: Mr Sathavahana Vaddaram
Position: Director
Company/Employer: Spericle Ltd
Address: 65 High Street, Lincoln, LN5 8AD
Complainant: Propertymark
Reference: Y0004176
Date: 27th February 2025

A. INTRODUCTION

A Tribunal of Propertymark Limited was convened on 27th February 2025 to consider the case against Mr Sathavahana Vaddaram.

The panel members were Mr Neville Pedersen FNAEA (Honoured) (member panellist acting as the Chairperson for the Tribunal); Mr George Close (lay panellist); and Mr Steven Shaw (lay panellist).

The presenting Case Officer for Propertymark was Miss Farrah Gibson.

Mr Vaddaram attended the hearing via Zoom along with his PA Ms Cyktor. The Hearing took place in private and was recorded.

B. ALLEGATIONS

The Tribunal considered the allegations set out in the case summary sent to Mr Vaddaram.

It was alleged that Mr Vaddaram had acted in contravention of the requirements of the following Propertymark Conduct and Membership Rules.

13. General duty to uphold high standards of ethical and professional behaviour

13.1 No member shall do any act (whether in business or otherwise) which:

13.1.1. Involves dishonesty, deceitful behaviour, or misrepresentation; and/or

13.1.2. Involves other unprofessional practice or practice that is unfair to members of the public; and/or

13.1.3 In any other way brings Propertymark or any of its divisions or subsidiaries into disrepute.

14. Duty to assist in disciplinary proceedings

14.1 Members shall co-operate with disciplinary investigations and/or proceedings taken against them or other members.

14.2 Members shall comply with the timescales described in the disciplinary procedures and are expected to attend disciplinary hearings. If these procedures result in a fine that is not paid within the prescribed time, then membership will automatically be terminated and PropertyMark will pursue payment and undertake civil action against the member if necessary.

14.3 PropertyMark reserves the right to take disciplinary action regardless of any Ombudsman's actual or potential adjudication arising from the same matter.

14.4 Members must co-operate with compliance visits conducted by PropertyMark staff or others acting on their behalf.

14.5 Members or their representatives are obliged to provide accounts or other records on demand (see **Rule 1**).

14.6. This rule applies to work undertaken during the period of membership, even if the member has subsequently left membership for any reason.

B. DISCIPLINARY HEARING FINDINGS AND SANCTIONS

After consideration of the evidence presented and submissions by the parties, the Tribunal announced the following findings:

C. DECISION

Rule 13	-	Proven
Rule 14	-	Not Proven

D. SANCTIONS

Rule 13	-	£500
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Additionally, the costs of this Hearing of £541.59 were imposed against Mr Vaddaram in favour of PropertyMark.

E. PUBLICATION

The outcome of the case fell within the PropertyMark publication policy.

F. CLOSING STATEMENT

'The tribunal thanks Mr Vaddaram and Ms Cyktor for attending today's hearing via Zoom, your attendance assisted greatly.

The tribunal considered the statements of the judge in the employment tribunal findings which ultimately brought PropertyMark into disrepute.

Thank you.'

Mr Neville Pedersen FNAEA (Honoured)
Disciplinary Tribunal Chairperson