
STATUTORY INSTRUMENTS

2016 No. 790

The Pubs Code etc. Regulations 2016

PART 4

**Duties of pub-owning businesses in their dealings
with their tied pub tenants: rent assessments**

Effect of the rent assessment or the assessment of money payable in lieu of rent

- 22.**—(1) Where a pub-owning business conducts an assessment under regulation 19(1)—
- (a) the rent, or money payable in lieu of rent, which is payable under the tenancy or licence at the beginning of the assessment remains payable until the end of the assessment; and
 - (b) the new rent is payable with effect from the day after the end of that assessment.
- (2) For the purposes of these Regulations, a rent assessment or an assessment of money payable in lieu of rent ends—
- (a) in the case of an assessment which is conducted under regulation 19(1)(a)—
 - (i) on the rent review date;
 - (ii) if later, on the date on which the tied pub tenant and the pub-owning business agree the new rent in writing;
 - (b) in the case of an assessment which is conducted under regulation 19(1)(b)—
 - (i) at the end of the period of 6 months beginning with the day on which the rent assessment proposal was provided to the tied pub tenant; or
 - (ii) if later, on the date on which the tied pub tenant and the pub-owning business agree the new rent in writing.
- (3) But where—
- (a) the tied pub tenant gives an MRO notice; and
 - (b) before the assessment is agreed, the tied pub tenant and the pub-owning business enter into a tenancy or licence,
- the assessment ends on the day on which the tenancy or licence is entered into.