

**PIRRS COMPANIES OVER 500**

From 21 July 2016, companies operating 500 or more tied pubs were no longer covered by the self-regulatory system and instead subject to the Pubs Code regulations 2016 and associated legislation. As such, there is no requirement for such companies to offer PIRRS. However, both companies and tenants have expressed a wish for a low-cost resolution service in situations where the tenant or lessee wishes to remain tied and negotiate the tied rent. In consultation with tenant and company representatives, the PGB Board has agreed to make a specific form of PIRRS available if both parties wish to utilise it to determine a tied rent.

**How this is triggered:**

* PIRRS strongly recommends that both parties have issued a final formal tied rental offer to each another before a PIRRS application is agreed upon. The parties are advised to take professional advice before doing this and to mark their final offer as being ‘without prejudice’ to protect their position.
* If the final tied rent offer cannot be agreed on, both parties have the option of utilising PIRRS to determine this. If both parties mutually agree to use PIRRS, they both declare this on the below form. Parties will pay a ***£250 + VAT*** none re-fundable administration charge to PIRRS as part of this application, the company and tenant will agree who, or both, pay the charge. Where parties cannot agree on a fee split, it will be split 50-50 between the two parties.
* Cheques should be made payable to Pub Governing Body, if you would like to BACS the payment account details can be found on the Administration fee form below.
* Once the application form and payment are received by PIRRS, the PIRRS process continues as per the procedure paper.



**PUB COMPANY APPLICATION TO PIRRS FOR COMPANIES OVER 500**

**ADMINISRATION FEE**

(“Landlord”)

and

(“Tenant”)

This agreement is hereby entered into this \_\_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_\_\_\_\_,

between\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_(“Landlord name”) of\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_(address ) hereafter called the **"Landlord"**,

and\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_(“Tenant name”) of (address)

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_hereafter called the **"Tenant”**.

**Premises**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

1. This agreement serves for the provision of the application to PIRRS for companies over 500.
2. Payment of the none re-fundable £250 + VAT administration charge to The Pub Governing Body, payable

on a case-by-case basis will be split as follows:

 **Amount Payable (£)**

£

|  |  |
| --- | --- |
| **Landlord:** |   |
|  |  |
| **Tenant:**  | £ |

*\* In the case where the tenant and company agree to use PIRRS, but cannot agree on the administration fee split, it will*

 *be split 50/50 between the two parties.*

1. **The Landlord Signature: (“We/us”) ;**……………………………………………………………………………………………………………………….

**Dated**……………………………………………………….

1. **The Tenant Signature: (You/your”);** ……………………………………………………………………………………………………………………….

**Dated**……………………………………………………….

**BACS Payments to: The Pub Governing Body - The Co-Operative Bank, Account Number: 65548086**

**Sort Code: 08-90-16**

**Privacy Statement:**

**I can confirm that I/we have read the PIRRS Privacy Statement – 25 May 2018 a copy of which can be found by following the link:** [**http://www.pirrscheme.com/privacy/**](http://www.pirrscheme.com/privacy/)

**Signature ………………………………………………………… Date …………………………………………..**