MRO Process flowchart - events occurring after 1 April 2022 This flowchart should be read with the 'What Tied Pub Tenants Need to Know about Market Rent Only (MRO) Rights' factsheet (link) **Timeline MRO** Event 21 days for tenant to issue notice to Pub Company Tenant to send notice to Pub Company in 21 days Does the Pub 28 days for Company agree MRO **Pub Company** event occurred? to respond to the notice Response: Pub Response: Pub Company sends Company sends proposal to the tenant reasons for tenant disagreement 14 days to challenge the reasons for disagreeing or any failure to Does the tenant want to provide a Is the response provided No challenge the Pub Company's complete and is it complete? Yes reasons for disagreeing? response **Tenant or Pub** Yes No Company to refer for arbitration to the 3 months -PCA after giving maximum notice to the other resolution period party (minimum 21 Tenant and Pub days) End of the Company enter procedure resolution period for Tenant can end For information up to 3 months resolution period on referrals to on 7 days' notice, arbitration please but it must last follow this minimum of 21 link days Pub Company may send an updated response within 7 7 days days of the end of the response resolution period period No Does the tenant accept the original, For information updated terms? on IA referrals please follow this link Yes 21 days for Legend tenant to decide on Tenant has 21 days Does the tenant PCA - Pubs Code Adjudicator acceptance or -No to make a referral to accept the rent? MRO - Market Rent Only refer terms to IA IA - Independent Assessor the PCA; or refer rent to IA Action by the tenant Action by the Pub Company Yes Action by the Tenant and/or Pub Company Tenant has 21 days to accept or reject the tenancy This flowchart is a general guide to support tenant understanding. It should not be relied on as a substitute for the Pubs Code legal framework.