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PUBS CONSULTATION,
CONSUMER AND COMPETITION POLICY,
DEPARTMENT OF BUSINESS, INNOVATION AND SKILLS,
3RD FLOOR,
ORCHARD 2,
1, VICTORIA STREET,
WESTMINSTER
SW1H 0ET.

10TH JUNE, 2013.

To Whom it may concern

I am writing to you with regard to my concerns about the possible implications of the government consultation into the relationship between pub companies and their licensees.

The consultation appears biased in its structure and I feel there is extreme danger that it will lead to poorly considered legislation that will make changes to the industry and lead to the closure of pubs in much greater numbers that would naturally occur.

I work for Admiral Taverns which owns 1,050 pubs across England and Wales and was recently presented with the prestigious award of Leased and Tenanted pub company of the year.

This award recognised the views of our licensees gathered confidentially by an independent market research company with the vast majority stating they would recommend Admiral Taverns to another licensee as a good business to work with.

This appears to be in total contrast to the remarks made in the consultation document. The document definitely leans towards the minority who are vocal in their views. It shows very little of the quiet and contented who remain silent in their views and are not considered.

Within my role for Admiral Taverns I visit many pubs on an unannounced basis and without pressure and in normal / general conversation the vast majority of licensees are extremely happy with our company, in the way we help and aid them to achieve their aims within the pub industry. These aims vary in an extraordinary level for each tenant.

Admiral Taverns has a highly commended 'code of practice' in which any tenant can challenge or complain regarding terms of an agreement. The challenges and disputes can be heard by an independent body.

We have never had a licensee complain about us.

Why is ³ the Department for Business, Innovation and Skills targeting us for such action to be taken, when a professional 'code of practice' is already in position and working.

Some of the other recommendations would pose a serious threat to the viability of some of your pubs. The changes would alter our relationship with the licensees from partnership and support to landlord and tenant. This would not be in the interest of our licensees.

I ask that you do consider the quiet majority and ensure the consultation is balanced. I feel that the quiet and happy are not being heard in this consultation.

Yours sincerely