

3<sup>rd</sup> June 2013

Mr Vince Cable  
Secretary of State for Business, Innovation and Skills

Dear Mr. Cable

**Re: Government Consultation Pub Companies and Tenants April 2013**

In view of the coming consultation, and as a Punch lessee/partner for [redacted] now, I feel compelled to write to you to confirm my opinion on the subject.

My [redacted] and I took a [redacted] lease on [redacted] in [redacted] and via a major refurbishment have worked with Punch to re-establish The +ens as a significant public house and dining venue in [redacted].

From our initial discussions with our Punch BDM we were impressed with their professionalism and their approach of ensuring that we were fully aware of both the risks and rewards in taking on such a lease. The business planning model is the best that I have used and laid the grounding for our getting to know our potential customer base and how to attract them ahead of the pub re-opening, following the refurb.

During the refurb, Punch took our ideas seriously and a number of our suggested alterations were incorporated into the scheme. Funding the F&F spend was a major commitment for us, however Punch were able to offer a finance package to us to make the transaction possible, in view of banks reluctance to support the sector at present.

We have operated [redacted] now for over [redacted] and in its [redacted] year, with turnover in excess of [redacted]; the venture has proved a great success. During this [redacted] period, our BDM has kept in close contact and with the facilities of Punch, we have benefitted from legal support, Marketing support and purchasing discounts across a range of products.

A testimony to our satisfaction with the relationship with Punch Taverns, is our taking on a second Punch lease in [redacted] following a similar refurb to [redacted] this historic public house is being restored to its former glory by ourselves, with the full support of the landlord, Punch Taverns.

Yours sincerely