

BARCLAY COTTAGE

ACCESS STATEMENT

We advise that guests or visitors with mobility difficulties should telephone us on 01580 292626 in advance of arrival. This to ensure that there is somebody available to offer assistance if required and to meet any personal requirements. We will always assist disabled guests with their booking and during their stay here, with empathy.

Please note that this accommodation is not suitable, and cannot be reasonably adapted, for wheelchair users or guests with significant physical handicaps.

This is because:

- The approach footway and main entry door are too narrow.
- There is a significant raised threshold.
- There are no ground-floor sleeping facilities.
- The sloping ceilings and cramped shower-room at first floor level limit manoeuvrability.

We will be delighted to assist you with any pre-booking or pre-arrival queries you may have, or to make dining or taxi arrangements for you.

General

Power points are generally set at a height of 30cm and light switches are generally 130cm from the floor and are of the rocker type. In the bedrooms, there are bedside lights accessible from the sleeping position. There is no significant colour contrast between the floors/skirtings and the off-white painted walls. There is a colour contrast between the walls and doors at first floor level.

All door handles are painted.

As far as we know, all mobile phone services work in the cottage although signal reception is occasionally a little weak.

We do not have an enlarged print guest information folder but we will be pleased to read through and explain this literature if required.

Guide dogs are welcome although no other pets can be accepted.

A smoke alarm is located at the upper landing.

The emergency evacuation procedure is set out in the welcome folder.

The staircase has a handrail but the lower three steps turn 90 degrees, away from the handrail.

With the exception of the kitchen/dining room and shower-room, which have wipe-clean floor finishes, the floors are carpeted throughout.

There is ample lighting, which may be controlled to meet individual requirements. A torch is provided, in case of power-failure.

Transport

The property is situated on the main A262 Tenterden Road, 1km south of the village, at the junction with Benenden Road. The nearest Town is Tenterden, 4 miles to the south. Our nearest town with ShopMobilty is Ashford, 12 miles to the East. See

http://www.ashford.gov.uk/news_and_events/latest_news/new_home_for_shopmobility.aspx

Our Ordnance Survey Grid Reference is TQ 851 374

Latitude 51.1057 (51 degrees 6.3 minutes North), Longitude 0.6438 (0 degrees, 38.6 minutes East)

Public Transport

Bus

Barclay Farmhouse is in the country and most guests arrive by car. There are no footways beyond the village, and it is too dangerous to approach by foot or wheelchair. However limited public transport is available from bus stops (both directions) located adjacent to Costcutters Store in the centre of Biddenden Village .

Arriva Kent and Sussex (Route No 12, Maidstone to Tenterden via Headcorn and Biddenden):

http://www.arrivabus.co.uk/uploadedfiles/Services/Southern_Counties/SCMD12_100509_260409.pdf

Clarks Minibus (Route 12RL, Tenterden to Headcorn via Biddenden): peak hours only, Monday to Friday.

Kent Top Travel (Route 523, Ashford to Biddenden): Monday to Friday (4 trips), Saturday (2 trips)

Train

The nearest railway station is HEADCORN, providing Southeastern services to London and to the south coast via Ashford International. The London service requires accessing the north-bound platform across a footbridge. National rail enquiries:

<http://www.nationalrail.co.uk/stations/hcn/details.html>

There are taxi services available from the station and bus services, as shown above.

Car Park and approach to the Building

We have a 100m long gravel drive, so the cottage is set well back from the main road, facing open countryside.

The cottage has a designated parking space situated at the side of the accommodation and provides easy access via gravel surfaced footpaths.

The external surfaces are level and flat, with low kerbs and no gradients, The external approaches are lit at night.

Assistance with luggage is always offered.

Arrival

The facilities are fully explained.

Ground Floor Accommodation

The main entry door is at the side of the building and opens directly into the kitchen/dining room.

The instructions for each appliance are provided at the back of the welcome folder.

The TV has text and sub-title facilities and the TV, freeview box and DVD have remote controls.

First Floor Accommodation

The main bedroom is double-bedded. There is access to each side and at the bottom of the bed but one side has limited headroom due to the sloping ceiling.

The second bedroom is single-bedded. Headroom is limited above the head of the bed by the sloping ceiling.

Headroom is restricted in the shower-room, above the hand-basin, due to the sloping ceiling.

There is no grab handle fitted to shower enclosure and the WC is not modified for disabled use.

It is necessary to step up 22cm into the 65cm wide shower enclosure, but there is a firm grab-rail inside. A call-for-assistance pull-cord is provided in the shower room.

Hall, Stairs & Landing

The 80cm wide staircase to the first floor accommodation is immediately opposite the main entry door, with 24cm wide by 20cm high steps and a quarter turn at the bottom.

Contact Details

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Biddenden
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TN27 8BQ

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Email: info@barclayfarmhouse.co.uk

Website: www.barclayfarmhouse.co.uk

Future Plans

We regularly re-assess our access plan, and headroom restriction problems in the shower room and main bedroom are planned to be resolved by new dormer window additions, hopefully in 2010.

We welcome your feedback to help us continually improve.

Revised April 2009