

## **Access Statement**

Cononley Hall B & B

Main St, Cononley  
Near Skipton  
BD20 8LJ

We are committed to providing accessibility for all our guests on an equal basis.

Because the accommodation is on the first floor of the building, and we do not have a stair lift, we regret that our accommodation is unsuitable for wheelchair users who are unable to climb the stairs. The fire escape is down the same stairs.

WE CURRENTLY OFFER.

### 1. CLEAR SIGNAGE.

The name of the property is clearly signed on the gateposts. As we are in a conservation area within the village, we are unable to place lights above the signs, however they are made from a reflective material that shows clearly at night when car headlights approach. The 5 Star and Silver Award signage is displayed in the reception area.

### 2. PRIVATE PARKING.

We have a large gravelled drive providing parking for up to 6 cars. There is also a clear turning area.

### 3. LEVEL, ACCESSIBLE ENTRANCE.

The guest entrance door is 10 metres away from the nearest parking space. The area is paved, uncluttered and level up to the Guest front door.

The area is well lit with a large, overhead outside light.

There is seating in the garden and just beside the front door.

At the front door, there is one step up into the house, which is well lit.

We assist all our Guests with carrying luggage between their car and their room.

### 4. FACILITIES.

There is a ground floor unisex toilet when requested.

### 5. WELL LIT, EASY ACCESS STAIRWAY WITH HANDRAIL.

The stairs to the first floor are well lit on both levels controlled from both the foot and the top of the stairs.

The stairs have a banister on the right hand side going up and a half landing close to the top and the bottom. The stairs are carpeted in a light colour.

## 6. WELL LIT LEVEL ACCESS TO BEDROOMS.

The landing area is well lit from above by a chandelier-type fitting. There is also a separate low energy light. Controls are at the top of the stairs. The landing is on the same level as each bedroom.

## 7. DINING ROOM

Chairs can be placed at any of the 4 sides of the tables. A central table can be extended to cater for larger parties of guests.

The area is well lit with overhead chandelier and a large window.

The menu is in large print for everyone.

Menus in English and French are available.

Breakfast menus are placed in each bedroom.

Fruit Juice is served in glasses without stems for everyone.

Breakfast served in the bedroom is available on request.

High chairs are available.

## 8. PERMANENT AND EASILY DISCERNABLE SMOKE ALARMS.

Smoke alarms are mains & battery operated. The Emergency instructions are in the Welcome folder. The Emergency route is down the stairs and through the Guest front door.

## 9. WELL LIT BEDROOMS.

The bedrooms are well lit with overhead chandeliers and large windows in addition to table lamps.

The control light switch is beside the door and complies with the regulations for the disabled. Each bed has its own bedside table and lamp on the same level as the bed.

## 10. CHOICE OF ACCOMMODATION.

THE "SUMMER" BEDROOM, has a Kingsize bed and has views across the village towards Farnhill Pinnacle. The bathroom has a large shower cubicle with a power shower. The bedroom is spacious with a dressing table stool and a firm, high back carver chair. There is plenty of room to manoeuvre to all parts of the room. There is a walk-in wardrobe with plenty of hanging and drawer space.

The bathroom door opens inwards against the wall to enable ample room to manoeuvre through and around each facility.

THE "PEONY" BEDROOM has the same views as the "Summer" room. There are twin beds that can also be made up as a superking-size bed. There is a firm, upright carver chair. There is a purpose built en-suite large walk in power-shower. There is a grab rail fitted within the shower cubicle. The bathroom door opens inwards against the wall with ample room to manoeuvre. There is ample storage space in drawers and a large wardrobe.

THE "INGRAM" ROOM has a Four Poster bed. Views are across the landscaped gardens. This is a very spacious room with plenty of room to manoeuvre. There is a chaise longue and two carver chairs plus a large wardrobe and plenty of drawer

space. We can also fit an extra bed plus a travel-cot in this room for families. The bathroom is the same as in the "Peony" room with a shower grab rail fitted.

All bedroom curtains have blackout lining. Hairdryers & shaver plugs are in all rooms. An international adaptor plug is available on request. All rooms have flat screen TVs with built in DVD player and Freeview.

#### 11. WARM, WELL LIT BATHROOMS.

The en-suite bathrooms are well lit with overhead halogen spot lights controlled by a switch in the bedroom. The power showers are thermostatically controlled, have non slip bases and clear shower safety glass. Rubber shower mats are available upon request. The bathrooms are heated by towel rails. Coloured towels are available.

#### 12. SAFE HOSPITALITY TRAY AND CONTROLABLE HEATING.

The cordless kettle and hot drinks tray is set in a safe position well out of the way. Central heating radiators in the bedrooms are individually controlled by thermostatic valves. Each bathroom has an extractor fan built into the light fitting. Each bedroom has outward opening windows.

#### 13. SUBTITLES.

The 19inch TV with teletext or freeview/ radio and DVD/CD player all have remote controls. Classic and popular films on DVD are available free of charge.

#### 14. TELEPHONE & INTERNET ACCESSABILITY.

We do not have a public telephone but guests are welcome to use the phone in the hall to receive calls and make local calls. Signal for most mobile phone networks is limited in the house, but is clear from the conservatory or in the garden. Wireless internet access is available in all bedrooms. We are willing to allow guests to use our own computer if they need to print anything out.

#### 15. ALLERGIES.

The accommodation is entirely non-smoking for everyone and pets are not allowed. The house is surrounded by many scented flowering plants and shrubs. Down and Feather Quilts and pillows are provided and man-made anti-allergen bedding is available upon request. The bed linen is 100% cotton. The water in the bathrooms is safe to drink, however we also provide a bottle of mineral water in each room. Fresh milk is available on request and guests are welcome to store any items in our fridge in the kitchen.

We cater for vegetarians, coeliacs and guests with a lactose intolerance. Other allergies can usually be catered for upon request.

#### 16. FOOD.

Our bacon and sausages are sourced locally. Our eggs are free range from our own hens. In season the tomatoes are organic and home grown. We make our own bread (including gluten-free). There is a choice of orange, apple juice or water. We offer many different teas including fruit, decaf and green. Coffee is freshly ground and decaf is also available. The jam is home made but not by us.

## 17. NOISE & PUBLIC TRANSPORT.

The house is in the village but away from any main thoroughfare. We are close to a school and a public park. There is a public bus stop within 250metres. The train station is 5 minutes level walk away. The nearest shop is within 250metres and the Pub serving food is 50 metres away.

There is virtually no noise at night other than an owl hooting!

Should you decide to stay with us at "Cononley Hall B & B" we ask that you help us by advising us of any special needs in advance of your stay.

Thank you for taking the time to read our access statement.

Pam & Andy Gregory