

# Accessibility Guide

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## At a Glance

### Level Access

- The main entrance has level access with a ramp. The ramp is permanent.
- There is a designated disabled parking bay which is on level ground (note this is where the outdoor dining set is, which can easily be moved).
- There is level access from the main entrance to:
  - Bedroom 6: Super-king and Executive Single + Ensuite
  - Bedroom 7: Double + Ensuite
  - Bedroom 8: Super-king + Ensuite
  - Downstairs living area: Kitchen, Lounge, Dining Room
  - Outside Dining
  - Lawn Area
  - Laundry Room
  - Downstairs Bathroom



### Access with Steps

- Step access to:
  - Bedroom 1: Zip-and-Link + Ensuite

- Bedroom 2: Zip-and-Link + Ensuite
- Bedroom 3: Super-king + Ensuite
- Bedroom 4: Super-king + Ensuite
- Bedroom 5: Super-king and Zip-and-Link + Ensuite
- Upstairs Lounge
- Lawn Area and main entrance

## Bedrooms

- We have hypoallergenic bedding.
  - Bedroom 6 is our designated accessible bedroom.
- **Bedroom 6 (Neptune)**
- Our designated accessible bedroom
  - Super-king and Executive Single
  - Accessible wet-room ensuite with;
    - seated shower with railing,
    - toilet with railing,
    - low level sink,
    - unobstructed 1,200mm floor space or more



## Hearing

- TVs all have subtitles.

## Visuals

- Walls and doors all have high colour contrast.
- There are lights and windows in every room other than the laundry room which relies on a ceiling light.
- The corridors all have natural light as well as lighting.

## Getting Here

Kipling House Barn, Middleton-on-the-Wolds

Entrance is up a private farm track which has been tarmacked and is shared with two other households and farm vehicles.

## Travel by Taxi

- Taxi Service we recommend include:
  - East Rose Taxi Service – rear loading ramp, ramp is standard size, groups of 8-people: 07948 355360.
  - Anderson Minibus Hire – can take mobility scooters. 2X 17-seater minibuses: 07752894669

## Parking

- We have a car park for 8 vehicles plus a disabled parking space.
- Parking is free.
- Parking is private and to use as your own.
- Disabled space is onto level ground and has access to the entrance ramp.
- Main parking is on stones.
- Disabled space may also be used for unloading and manoeuvring.
- There are two EV charging points

## Getting Around Inside

### Bedrooms

- All bedrooms have windows.
- Bedrooms have ceiling lights, bedside lamps, and natural daylight.
- TVs have subtitles.
- All bedrooms are non-smoking.
- We allow pets, but only to the ground floor: bedrooms 6, 7 and 8.
- Bedrooms 6,7 and 8 are on the ground floor and are wheelchair accessible.
- Bedrooms 1, 2, 3, 4 and 5 are only accessible by a staircase.
- We have non-allergenic bedding.
- There is a designated accessible bedroom with accessible wetroom/ensuite
- We have a family room with a super-king and two twin beds. The ensuite has a bathtub and a shower.
- We have high contrast doors and doorframes.





### Ground Floor Living Area

- This area is open plan.
- There is ramped access from the main entrance to the ground floor living area. The route is 820mm wide or more.
- There is clear underspace available under the dining table.



### Second Floor Living Area

- The only access to this area is via the stairs.
- There are a range of seating options including large sofas, and three armchairs and one high back armchair with a footrest.

## Contact

Again, please do not hesitate to contact Becky – 07969252572, or Sarah – 07970416334 if there is anything you are unsure of or you need advice.

In case of a serious emergency while waiting for emergency services or if you are in need of a landline, the neighbours in the main house or the cottage are usually available for help.