



Access Statement for the Barn at Brynich

Brynich welcomes visitors of all abilities and we hope that this statement will help you be better informed about the facilities available to you at Brynich.

Entrance

The Barn is accessed from the main A470 via a wide entrance and is signposted from this entrance. All car parking areas have easy vehicular access.

Parking

The Barn has parking for cars within 35 metres of the front door with some 'bays' being reserved for disabled drivers. If required, vehicles can drop-off within 7 meters of the front door.

Paths

All paths around the Barn area are firm and level and are of a compacted grit or flagstone surface. There are clear routes that have no changes in level. There are no hazardous obstacles, overhanging trees or obstructions and the external area is illuminated at night.

The area is suitable for manual or electric wheelchairs.

Approach to buildings

There is a single vehicular approach to the Barn which has a tarmac surface and is illuminated. All building approaches are flat and level.

Entrance Doors

Entrance doors and fire exits all have a minimum clear width of 850mm. All external doors are 'double doors' and can open to a maximum of 1700mm.

Internal Circulation

The main Barn is accessible directly from the exterior of the building. There is a corridor to the toilets which is accessed through a 1060mm wide door. The disabled toilets has 3 hand rails (1 is retractable), an accessible sink with a thermostatic level tap and a wide door.

Internal Doors

With the exception of the toilets there are no public access doors at the Barn

Vertical Circulation

There are 2 mezzanine areas at either end of the Barn that are accessible by hand railed staircase that is a minimum of 1000mm wide. Step risers are 170mm.

Lighting

Lighting is controlled by the staff at the Barn and has the ability to be varied in brightness

Transport

There is a bus service that stops at Brynich during the summer season.

Recognition

Inspected by Brecon Access Group.

Dogs

Service dogs are welcome at Brynich.

Communications

There is a good mobile phone signal at Brynich. WiFi is available within the Barn and is unrestricted.

Access Statement for the Grain Shed at Brynich

Brynich welcomes visitors of all abilities and we hope that this statement will help you be better informed about the facilities available to you at Brynich.

Entrance

The Grain Shed is accessed from the main A470 via a wide entrance and is signposted from this entrance. All areas have easy vehicular access.

Parking

The car park has 2 parking spaces for disabled parking 25 m from the front door, though additional parking is available.

Paths

All paths are firm and level and are of a tarmac, flag stone or compacted grit surface. There are no dropped kerbs or changes in level. There are no hazardous obstacles, overhanging trees or obstructions and the external area is illuminated at night.

Approach to buildings

There is a single vehicular approach to the Grain shed which has a tarmac surface and is illuminated. All building approaches are flat and level with double doors (manual handle at 1000mm- 1250mm from ground) to access the building.

Entrance Doors

Entrance doors all have a minimum clear width of 850mm, but all doors are double doors.

Internal Circulation

The Grain Shed is a single room accessible from the exterior. There are two upstairs mezzanine areas that are only accessible by stairs. The stairs have a non-slip surface and a low and standard hand rail.

Internal Doors

All doors are to toilets and are 850mm wide. All door handles are between 900mm and 1200mm from the ground.

Toilets

There is a ladies, gents and disabled toilet that is suitable for wheelchair access with retractable arms.

Transport

There a bus service that stops at Brynich during the Summer Season.

Dogs

Service dogs are welcome at Brynich.

Communications

There is a good mobile phone signal and free WiFi at Brynich.

Access Statement for Brynich Farm Holiday Cottages

Brynich welcomes visitors of all abilities and we hope that this statement will help you be better informed about the facilities available to you at Brynich.

Some of our accommodation is not suitable for disabled visitors due to the nature of the original buildings and this statement is intended to be an honest description of the current situation at Brynich.

A large print version of this statement is available on request.

Entrance

The holiday cottages are accessed from the main A470 via a wide entrance and are signposted from this entrance. All cottages have easy vehicular access.

Parking

All cottages have parking for 2 cars within 10 metres of the front door, though additional parking is available within 50 metres

Paths

All paths are firm and level and are made from a compact sandstone grit or from flagstones, both of which are suitable for wheelchair use. There are no dropped kerbs or changes in level and all paths are a minimum of 1200mm wide. There are no hazardous obstacles, overhanging trees or obstructions and the external area is illuminated at night.

Approach to buildings

There is a single approach to the four cottages making them equally accessible and illuminated. The approaches are flat and there is no requirement for ramps or handrails.

Gardens

Gardens are flat and accessible directly from the paths at the same level. The herb garden is raised to allow access by wheelchair users.

Note: There are four cottages at Brynich, namely the Hayloft, Wagoner's, Miller's and Woolpack. Detailed information is available on the Brynich website (<https://www.brynichcottages.co.uk/>). Only the Woolpack has been designed with wheelchair users in mind, though the following information endeavours to give the required information on all four cottages.

Entrance Doors

Entrance doors are all have a minimum clear width of 850mm and the width of the Woolpack door has a clear width of 960mm. It should be noted that due to the age and design of the buildings most external doorways are less than 1800mm high.

Internal Circulation

All corridors are well lit and free of glare and obstruction.

Internal Doors

All doors have a clear opening width of 750 to 850 except the Woolpack that has an opening width of 920mm. All door handles are between 900mm and 1200mm from the ground.

Vertical Circulation

The Woolpack is a ground floor cottage and the Hayloft is a 1st floor cottage with stair access. The Miller's & Wagoner's both have the bedrooms on the ground floor and living accommodation on the 1st floor.

Bathroom

The bathroom facilities in the Woolpack are wheelchair accessible. The toilet is fitted with rails, the sink is the correct height for wheelchair use and the shower is fitted with half height doors and is suitable for chair access. The shower controls are low level and a patio chair and a stool are available. There is sufficient turning space for a wheelchair within the bathroom.

Transfer from chair to toilet is to the right and lever taps are fitted to the sink.

Switches & Sockets

Wall sockets are 300mm from the ground and light switches are approximately 1350mm from the ground.

Seating

All seating is movable and the lounge in the Woolpack is furnished with a sofa-bed which is suitable for a carer.

Alarms

The smoke alarms fitted have both audible and visual warnings.

Transport

There a bus service that stops at Brynich.

Dogs

Service dogs and pet dogs are welcome at Brynich.

Communications

There is a good mobile phone signal at Brynich.

A large print version of this statement is available on request.