

Fenay Cottage

Autumn 2023



**Welcome to Fenay Cottage.
We hope you enjoy your stay.**

Mandy and David Wood

Owners

Phone number 07909 902 899

Welcome to Fenay Cottage.

We hope you find this handbook useful.

It is divided into the following sections;

- Emergency information
- Local Information; Beach, Tide Times, Bus and Taxi
 - Shopping: A list of local shops that we use
 - Food And Drink; Pubs, cafes and restaurants that we use.
- A list of things to do in the Bay
 - Local walks that we enjoy
- Nearby Attractions
- Cottage information:How stuff works in the cottage
- Leaving Day
- History of The Cottage: Owners and residents from 1651 to date.
- Compliance (i.e.Regulatory stuff including copies of relevant certificates).

Please let us know of any issues at the time so that we can address them in a timely manner.

Emergencies

Address

You are staying at **Fenay Cottage, Sunny Place, Robin Hood's Bay YO22 4SA.**

To help guide people to you "the Cottage is in the lower Bay, go straight downhill on New Road stop at the sign for the Berties of Bay, walk up the steps taking the first left turn, continue up the steps and then take the first left turn at Openings".

Doctor / A+E

NHS 111 will give you advice and direct you to the most appropriate place.

The nearest accident and emergency department is Scarborough General Hospital, Woodlands Drive, Scarborough YO12 6QL.

The Robin Hoods Bay GP practice is located near to the Station Car Park in the Upper Bay. Address. Station Road, Robin Hoods Bay, YO22 4RA. Telephone 01947 880 230.

Dentist

There is no longer a dental practise in the Robin Hoods Bay area. Call NHS on 111 for advice in an emergency. There is a private dental practise in Pickering that caters for Dental Emergencies Ryedale Dental Healthcare Clinic 01751474460.

Pharmacy

The nearest pharmacy is Boots in Whitby. However simple remedies, painkillers, dressings, cough medicines etc are obtainable from Muir Lea Stores or Station Stores.

Vet

Clevedale veterinary practise is based in Whitby. Email clevedale@btconnect.com Telephone 01947825042 (in hours this will be the receptionist, out of hours you should follow the instructions on the answer machine).

Defibrillators

There is a defibrillator located outside toilet block at the top of the steep section of New Road, there is also one outside the Station Stores in the upper bay.

Coastguard

The coastguard and RNLI are emergency services and are contacted via 999

Fire

In the event of a Fire or the Fire alarms (or Carbon Monoxide alarm) sounding ensure that everyone leaves the building via the front door **Before** calling the Emergency Services via 999. The cottage address is listed above and on a small sign on the shelves next to the front door..

We provide a fire blanket for small fires and a dry powder fire extinguisher, but you should only consider tackling the fire after everyone has been safely evacuated from the building and that it is safe to do so.

There are torches in each bedroom in case of emergency they are attached to the wall by the door by magnets, simply grab and press the round button to light your way.

Local Information

Fenay Cottage is located in the heart of the Lower Bay, The cottage is tucked away down a quiet alleyway offering a peaceful sanctuary.

The Beach

The Quickest way to the Beach is to turn left as you leave the cottage, then turn right downhill at the Openings. Turn Left in front of the Bookshop and follow Chapel Street until you reach King Street. There are good views out to sea over the sea wall at this point. Head downhill past the Dolphin Pub until King Street and New Road meet at the Dock and here is the Slipway that is the Main Route onto the Beach.

Tide times

Please be aware of the Tide at all times as there are several places that the unwary can be caught out.

You cannot access the Beach from the Dock or Vice Versa within **One** hour of High Tide. You can still get to a small portion of the Beach by climbing the stairs to the Right of the Old Coastguard Station and then descending onto the Quarterdeck, by the way this is quite a nice spot for a picnic if the Tide is High and there is a handy little tea/coffee shack for refreshments.

You cannot pass the headland at Boggle Hole within **Three** Hours of the High Tide time. If you are caught beyond this point you can ascend to the cliff top path up the well marked steps near the YHA centre. This section of the cliff top path has some really nice viewing points so is worth a visit even if you are not forced by the tide.

Heading North of the Dock there is an artificial headland created adjacent to the sea wall. you cannot pass this within **Two** hours of High Tide. If you are caught here there is a second slipway that leads to the path to the Victoria Hotel.

Beyond this slipway there are **no escape routes** from the beach, please take extra care if you explore further this way.

There is a tide clock by the front door of Fenay Cottage and the local Tide Time book is available from Muir Lea Stores or the Coastguards Station, alternatively the tide times are published in the Bayfair Magazine a local newspaper also widely available).

We are proud to support the RNLI but would rather they had a quiet time and that everyone stays safe. **In an emergency the Coast guard are contacted by dialling 999 just like any other emergency service.**

Getting about

Bus

There is a regular bus service through the Upper Bay with the X93/X94 service running along the coast south to Scarborough and north to Whitby. It is easy to download a current timetable from the Arriva website. The X93/X94 route is reputed to be one of the most scenic bus routes in England with a series of lovely views along the length of its route from Scarborough to Middlesbrough.

Taxi

Bay Taxis are the local firm. To book a taxi phone 01947 880 603. They will drive down into the lower Bay to collect you.

6 Things to do in the Bay

The Museum

To get to the museum head down New Road towards the Dock. On the right is Jim Burns Stile (a narrow ginnel that climbs towards Fisherhead). The Museum is housed in the old coroners court and reveals a fascinating insight into the lives of the original residents of the Bay.

The Dinosaur and Fossil Museum

On New road as it approaches the Dock. This small space is a cross between a museum and a shop, with some very impressive fossils on show and a wide range of geological specimens for sale, including many smaller items for pocket money prices.

A Walk around our Village

You can purchase a copy of the pamphlet "A walk around our village" from Muir Lea Stores. It is published by the village newspaper Bayfair and takes you on a self guided walk around the bay starting and ending at the Dock. The walk is well worth following as the route will show you areas of the Bay that you might not otherwise find.

The Ghost Walk

The walks are advertised on noticeboards around the village. Meet at the Dock shortly before the published start time, there is no need to book. Rose leads the walk around the Bay regaling you with a combination of tales of times gone by and humorous comments. You may be reassured that Fenay cottage does not feature in any of the tales (yet!). Website whitbystoryteller.co.uk

The Old Coastguard Station

Located by the dock the Old Coastguard Station is managed by the National Trust houses a cafe and shop as well as a function room often used to house a range of displays including locally produced art, photography as well as information on natural history of the area.

Outside the Old Coastguard Station is one of the oldest RNLI collection boxes still in use. The fish collection box was installed in 1887 and is made of cast iron. Dropping a coin in the fish's mouth will help to support a life saving organisation.

St Stephen's Church

Old St Stephens Church is well worth a visit. The church is maintained by a friends group and supported by charitable donations. There has been a church on this site for a thousand years however the current building was built in 1822 and the church has remained essentially unchanged since then. The walk from Fenay Cottage to the Church would have been a familiar one to many of the residents of this cottage over the years. Step back into the past by following in their foot steps and making this short pilgrimage. The Church is open every day during the summer season and there are a number of local key holders who will open the church on request. The details are available in the porch of the church.

Shopping

Shops in the Bay

Berties of Bay

Stock an eclectic range of items for home and happiness. Producers of a range of Ganseys (the locally knitted jumpers originally worn by fishermen) and Beanies. We like the scent of their essential oil room diffusers and keep one in the kitchen at Fenay. They are located in the Old Bakery overlooking the Kings Beck.

Jet Shop

Our local jeweller, specialises in Jet and silver jewellery. Jet is fossilised wood 180 million years old producing a lightweight black gemstone that became very popular as a mourning jewellery for the Victorians and is undergoing a resurgence over recent years.

The Old Bookshop

Stocks an ever-changing selection of books. Just the place to find your next great read

Muir Lea Stores

Family run store stocking a wide range of essentials with food and drink as well as snacks, sweets, pocket money toys and newspapers. They are open 0800 till around 1700 sometimes later if they are busy.

The Old Drapery

Sells women's and some children's clothing. Definitely worth a visit and may come in handy after misjudging the depth of a rock pool!

Paws

Opened in 2018 stocks pet related items, just the place to spoil your four legged friend.

Few Gifts

Located on New Road opposite the dinosaur and fossil museum. This gallery displays paintings from a number of local artists, ceramics from a local potter and a wide range of souvenirs.

Browns Chocolate Shop

A fine selection of chocolates and ice creams

Dollies Sweet Shop

A wide range of sweet and sticky things beloved by young and old alike.

Jessica Hogarth Shop

Located on the steep part of New Road. A local artist with a distinctive style.

The Higgledy Pig

Located on King Street. The long closed Butchers shop has been returned to commercial use and stocks a selection of Gins and interesting decorative items.

Barnards (Fylingthorpe)

A small family run bakery and butchers in Fylingthorpe. Makes bread, cakes and an excellent range of pies and oven ready dishes as well as stocking locally raised meat. Within walking distance if you are trying to completely forget about your car (it can be incorporated as part of a circular route visited after walking up to St . Stephen's church by walking away from Robin Hoods Bay as you leave the church and then taking the first right turn downhill immediately after the church. Follow this lane into Fylingthorpe and at the Main village Crossroads turn right and the shop will be visible on the right hand side). Also makes excellent take out Pizzas.

Supermarkets

The nearest supermarkets are in Whitby with a Sainsbury's, Aldi and Food Warehouse are all located near to each other, Head North on the A171 towards Whitby. The Address for Sainsbury's is Stainsacre Lane, Whitby, YO22 4NL. This is also the nearest petrol station.

There is a large Co-op in the centre of Whitby, that has a pay and display car park convenient for the town centre.

Heading south on the A171 towards Scarborough you will find Proudfoots supermarket in Scalby (an independent local chain who source fresh meat and vegetables locally where possible)

Petrol Stations

The nearest petrol station is Sainsbury's. The Address is Stainsacre Lane, Whitby, YO22 4NL.

Heading south on the A171 there is the Flask services, including a Jet petrol station that usually price matches Sainsbury's.

Electric Charging points Can be found in Sainsbury's' and Aldi's Car Parks

Car Parking

We include a lower bay parking permit for the Fisherhead Car park, it must be displayed at all times. The car park will be very full at peak times but there should be a car parking space for each permit issued.

The car park only accepts cars. If you drive a Camper van or Panel Van then, unfortunately, you will need to park elsewhere.

If you are part of a group and have more than one car, or simply don't fancy driving down the hill into the Lower Bay then we recommend dropping in to Station Stores to buy a parking permit for the duration of your stay. This type of permit means that you can forget about trekking up the hill daily to buy another ticket and the permit is valid for other Scarborough Council run car parks should you fancy a day out.

Both of the upper Bay car parks work with the RingGo car parking app.

The Fisherhead Permit must be returned to the cottage before you leave, so that it can be used by our cleaning team and then other visitors.

Food and Drink

Restaurants and Cafes

The Fish Box

On the steep part of New Road, good views over The Bay. Eat in or take out.

The Fish Cafe

Albion road near to The Dock. Does not stay open late. Not just fish and chips.

Brambles Bistro

A small bistro that serves a tasty brunch style menu during the day and a grill / steak menu in the evenings. You will almost always need to book. can book online at <https://bramblesbistro.co.uk/> or by phone 01947 88 00 94

Smugglers

A small cosy Bar and Bistro located near the Dock. Has locally brewed artisan beer on tap. Menu is based around a good selection of made to order stone baked pizzas and burgers. They also make takeaway pizzas to order. Phone 01947 88 00 99

The Cove

Used to be called the Secret Seaview. Located in the original chapel on Chapel Street. Open all year round for good coffee, tea, cakes and light meals. Has a private outdoor seating area with views towards Ness Point. The original chapel remains intact and is used for private functions, weddings and the occasional ticketed show.

Galley on the Quarterdeck

This is a small galley kitchen located on the Quarterdeck. It serves Hot and Cold Drinks and makes sandwiches and fresh Doughnuts to order. Opening hours are seasonal.

Tea Toast and Post

The old post office, great for morning coffee or tea with a selection of toasties and door step sandwiches for brunch / lunch.

Hotels and Pubs

The Bay Hotel

Home to the Wainwright bar often frequented by Coast to Coast walkers after they have completed the 190 mile long distance path. The main bar and dining room are open all year round for good 'pub grub'.

The Dolphin inn

Located on King Street. Currently closed but we have high hopes for it's re-opening soon

The Grosvenor Hotel

In the Upper Bay on Station Road (opposite the upper car park) Open seven days per week for Food and Drink. If available the locally caught Lobster and Salad is particularly good in season (May to October). There is a music night every Tuesday with a Blues Band playing from 21:00 til late.

The Laurel Inn

The smallest pub in the Bay, located on the sharpest corner of New Street (famously involved when an optimistic bus driver managed to get his vehicle wedged on this very corner) does not serve food, but certainly worth a visit.

The Victoria Hotel

Probably the best positioned Hotel in the Bay, The Gardens and the Main Dining room have uninterrupted views of the entire Bay. Also serves Bar Meals in the Public Bar. The Noonday cannon is fired in the garden every Sunday, known by locals as the "Seagull scarer". The Hotel featured in the 2018 film "The Phantom Thread" starring Daniel Day-Lewis.

Cottage Information

Dogs

Robin Hoods Bay is a fantastic place to explore with dogs, with a dog friendly beach all year round and cosy welcoming dog friendly pubs and cafes. Please do not leave your dog unattended in the cottage at any time, even the calmest of dogs can become stressed in a strange place and cause damage. We ask that you respect other visitors and clean up after your dog (the black public bins are emptied daily and to avoid smells they are the best place to dispose of full dog waste bags, the nearest black bin is only a short step away from the cottage, near the Old Bakery).

When we get back from a walk we use the safety gate at the bottom of the stairs to keep our dog in the kitchen until she has completely dried off before letting her into the rest of the house.

Electrics

The cottage was completely rewired during the refurbishment in 2018 and has a high standard of electrical protection, If required the consumer unit is located in the under stair cupboard. All circuit breakers should be in the on position. If the main circuit breaker keeps tripping then unplug the last thing plugged in as it will be the cause (even if it works fine at home) all of our electrical devices are regularly PAT tested.

There are torches for emergency use in each of the bedrooms. They are mounted on magnets and can easily be moved as required.

Spare Bulbs

There is a box of lightbulbs in the under stairs cupboard in case of problems. If you have any concerns then let us know and we will get the bulb changed. There is also a number of fuses and a torch.

Heating

The cottage is heated with internet linked electric heaters (they utilise local weather information), please do not turn them off at the wall. All you need to do is use the + or - buttons to adjust the temperature and the radiators will do the rest. There is a thermostatic towel rail in the bathroom.

Please do not try to dry clothes by hanging them on the radiators, sensors in the radiators will simply turn the radiator off. There is an airer in the cupboard under the stairs in the kitchen.

There is a log burner in the lounge that is a very efficient heater as well as something to enjoy on a cold evening.

Smoke Detectors

The cottage is fitted with smoke detectors on each floor, the detector in the kitchen is a heat sensor and should not go off with normal cooking fumes. There is a carbon monoxide sensor in the Lounge for safety when using the Log burner. If any alarms sound then make sure everyone is safely out of the building before calling the Fire Service. There is a fire blanket close to the hob in the Kitchen and a dry powder extinguisher under the stairs in the kitchen.

Please do not smoke, vape or use candles inside Fenay cottage, all will set off the fire alarms.

Fire Extinguishers

There is a dry powder fire extinguisher located in the kitchen. There is a fire blanket in the kitchen on the wall near to the hob. **Only tackle a fire if it is safe to do so.**

To use the fire extinguisher; Remove from the holder by pulling the extinguisher towards yourself, point the nozzle towards the base of the fire then squeeze the handle to release the dry powder spray, spray onto and around the burning material.

To use the fire blanket; take hold of the handles that protrude from the base of the box and pull downwards, shake the blanket to unfold, then drape over the burning object.

Fire guard

There is a fireguard stored behind the grey sofa in the lounge. There is no need to use the fireguard as the closed door effectively prevents sparks. However fires can be very attractive to young children and the stove's external surfaces and glass will become very hot in use. If you have youngsters and wish to use the guard simply stand it in front of the fire and clip it to the metal rings attached to the wall, this will produce a barrier to minimise the risk. Please do not leave a young child unattended when the fire is lit.

StopTap

The stop tap can be found in the kitchen to the left of the oven behind the tea towels. If for any reason you need to turn the water off then move the blue lever 90 degrees. This will shut off the water to the whole property.

Kitchen Hot Water

Under the kitchen sink is an unvented water heater it holds plenty of hot water to fill the sink, but is not designed to cope with freely running the hot tap for any length of time. Please do not attempt to alter the temperature setting on the thermostat (It is set to a safe temperature as part of our legionella checks). There is a labelled switch to the right hand side of the under cupboard sink it should remain in the on position at all times. Incidentally the sockets supply the Fridge and the Dishwasher and should also be left on.

Shower and Bathroom Sink

Hot water for the Shower and sink in the Bathroom is heated when required and will not run out. It is more effective to turn the valve to the hottest setting (fully anticlockwise for the shower, and for the sink lever fully away from you) until the water is hot and then adjust the controls to a comfortable temperature.

Washing Clothes

As you can see there is no room for a washing machine in the cottage. There is a launderette in Whitby that offers both coin operated and fully serviced laundry facilities. It is located in the industrial estate near to the Supermarkets. Whitby Launderette and Service Wash, Unit 2E, Larpool Lane Ind Estate, Whitby, YO22 4 LX

Drying Clothes

Please do not try to dry clothes by hanging them on the radiators, sensors in the radiators will simply turn the radiator off.

There is a retractable washing line in the yard, Don't forget to wind the line around the gripper on the bottom of the unit otherwise it will continue to extend and leave your clothes on the floor. There is also an airer under the stairs that can be set up in the kitchen near the radiator, if required.

Moisture

Fenay is an old building and moisture can build up, especially during the winter months. We have placed sealed moisture traps in each of the bedrooms to try to minimise this. The traps are under the beds and can easily be moved if you have concerns that younger children (or pets) will play with them. The cottage will definitely feel fresher if you can open the top floor windows for a short period each day.

Mysterious Door in the Cupboard Under the Stairs

This is definitely NOT an entrance into a Smugglers tunnel, (we have been asked this). It is simply a small cupboard that we use to store some repair and maintenance stuff for the cottage and a couple of pairs of rather worn and salty wellies.

Birds

Gulls are part of the charm of the Bay but can be quite noisy during their nesting season. Please don't feed them human food as they will then become the nuisances that you find in many coastal resorts.

We have recently had the eaves repointed to discourage birds from nesting in our roof, but sparrows are remarkably adaptable and you may hear them nesting. If so please be reassured that they can not get into the house itself and let us know so that we can address things when the nesting season is over.

Badgers

There is a Badger Sett close to the Bay and, **late** at night, Badgers can be seen in the alleys and ginnels. They can knock over bins and will definitely tear into unprotected plastic rubbish bags. If you hear the metal bins rattling in the small hours you may be able to glimpse these interesting animals from the windows. They are not tame and should not be approached if you happen to see them whilst you are out.

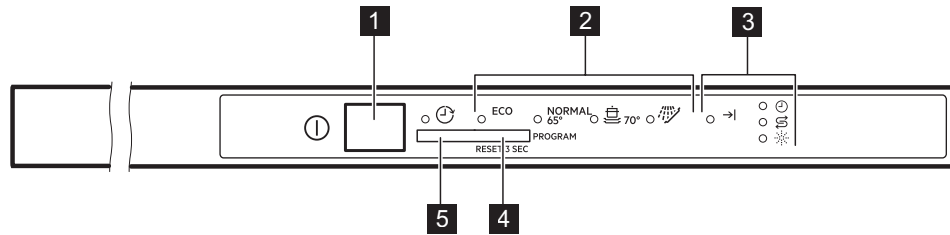
Kitchen Appliances

Microwave

The Bosch microwave has a power setting ranging from 90w (low power) to 800w (high power) and a timer setting. Please follow the advice on packaging when microwaving food to ensure your safety.

Dishwasher

The dishwasher is easy to use. The control panel is shown below.



- | | |
|-------------------------------|---------------------------|
| 1 On/off button | 4 Programme button |
| 2 Programme indicators | 5 Delay button |
| 3 Indicators | |

To Use

- Load the dishwasher, Place a tablet in the dispenser (we start you with some, more are available at Muir Lea Stores) and shut the dispenser door.
- Turn the dishwasher on. The default setting is ECO (we find this works well for most loads) but the programme can be changed by pressing the program button until the required choice is displayed.
- Close the door and the programme will start. At the end of the wash the door will open itself to enhance air drying.
- If you find the dishwasher has not emptied and can see water in the base, then the commonest reason is that the dishwasher has been interrupted by someone opening the door. Turn it on and close the door you should hear the pump working. The only other cause is that the filter has become blocked and needs clearing.

Hob

The AEG induction hob will work with all the Pans that we provide in the Kitchen

To use

Simply place your finger on Control 1 to turn the hob on

You can then easily adjust the heat of each cooking area by touching the appropriate up / down control bar.

The hob senses whether or not there is a pan on the cooking area and will turn itself off with an audible beep if there is no pan or the pan is removed.

Safety Lock

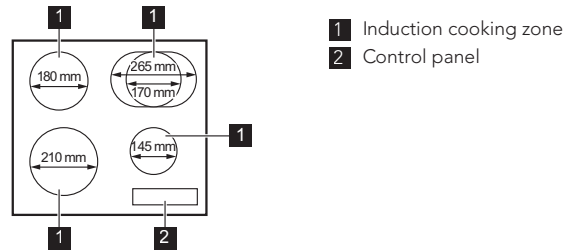
If there is no pan on the hob then regardless of the control settings there will be no heat generated keeping it safe for children, however the controls can be easily locked for safety.

To Lock the Hob

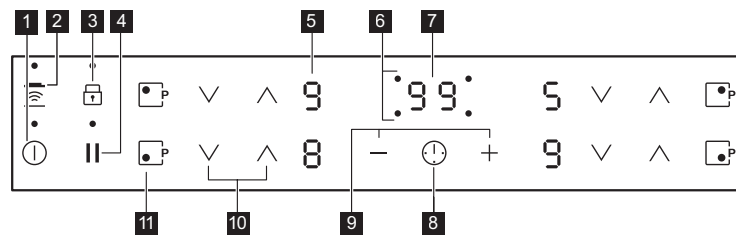
- Turn the hob on by touching control 1
- Touch the lock symbol (control 3) for four seconds there will be a beep and an L will be visible.
- Turn the hob off by touching control 1

To unlock the Hob simply repeat the the above process. When you turn the hob back on with control 1 the hob will be unlocked.

Cooking surface layout



Control panel layout















Use the sensor fields to operate the appliance. The displays, indicators and sounds tell which functions operate.

Sensor field	Function	Comment
1	ⓘ ON / OFF	To activate and deactivate the hob.
2	📶 Hob ² Hood	To activate and deactivate the manual mode of the function.
3	🔒 Lock / Child Safety Device	To lock / unlock the control panel.
4	Pause	To activate and deactivate the function.
5	- Heat setting display	To show the heat setting.
6	- Timer indicators of cooking zones	To show for which zone you set the time.
7	- Timer display	To show the time in minutes.

Oven

The AEG oven combines a fan oven and grill, the function is selected using the Left control knob (see the options listed below) and the temperature adjusted using the Right control knob.

Oven function	Application
 Off position	The appliance is off.
 Light	To activate the lamp without a cooking function.
 True Fan Cook- ing	To bake on up to three shelf positions at the same time and to dry food. Set the temperature 20 - 40 °C lower than for Top / Bottom Heat.
 True Fan Cook- ing PLUS	To add humidity during the cooking. To get the right colour and crispy crust during baking. To give more juiciness during reheating.
 Pizza Setting	To bake food on one shelf position for a more intensive browning and a crispy bottom. Set the temperature 20 - 40 °C lower than for Top / Bottom Heat.
 Conventional Cooking (Top / Bottom Heat)	To bake and roast food on one shelf position.
 Bottom Heat	To bake cakes with crispy bottom and to preserve food.
 Defrost	This function can be used for defrosting frozen foods, such as vegetables and fruits. The defrosting time depends on the amount and size of the frozen food.
 Moist Fan Baking	To bake breads, cakes and cookies. To save energy during cooking. This function must be used in accordance with the Moist Fan Baking table in order to achieve the desired cooking result. To get more information about the recommended settings, refer to the Hints and Tips chapter, Moist Fan Baking table. This function was used to define the energy efficiency class acc. to EN 60350-1.
 Grilling	To grill flat food and to toast bread.
 Turbo Grilling	To roast larger meat joints or poultry with bones on one shelf position. Also to make gratins and to brown.
 Pyrolysis	To activate the automatic pyrolytic cleaning of the oven. This function burns off residual dirt in the oven.

The oven produces an audible beep when it has reached the temperature selected. The fan may continue at the end of cooking as part of the rapid cooling safety feature.

Even if the letters PYR appear do not activate the pyrolysis cleaning function, we do this as part of the cleaning program for the cottage.

Log Burner

The wood burner in the Lounge was chosen for its simplicity and reliability, please do not burn anything other than wood in the stove.

We start you off with a basket of logs and some kindling. Logs are available by the sack from Muir Lea Stores on New road. (2 mins walk from cottage)



To light the fire (frankly commercial firelighters make this process easier) but several sheets of newspaper each tightly rolled and tied in a knot will work well.

Gather all the essentials together ; Matches or Lighter, Knotted Paper or a Firelighter, two good hands full of kindling (small pieces of wood no thicker than your thumb) and a basket full of logs.

Move both the top and bottom air controls fully to the right.

Open the door

check the the grate is clear (a small amount of ash is OK) and the ashcan under the grate is empty. If the ash is building up then there is a metal bucket under the stairs so that the ash can be safely cooled before disposal in the bin with the general waste.

Place the knotted paper or fire lighter on the grate and arrange the kindling over this leaving enough space to light the paper or fire lighter.



Light the paper or lighter and Close the door.

The flames will initially flicker and smoke this is entirely normal, but as the flue warms the fire will begin to 'draw' as air is pulled through the vents and fans the flames.



Once the kindling is well alight use the hot glove to open the door and add two or three of the smaller logs. Close the Door.





When the logs are burning well, close the **lower** air control by completely moving it to the Left.

This control should then remain closed.

The rate of burn can be controlled by moving the **upper** air control. From High on the Right to Low on the Left.

Note the controls and door handle will be hot when the fire is lit and the 'Hot Glove' supplied should be used to protect your hand when adjusting the rate of burn or when opening the door and adding more logs.



Keep the door closed whilst the fire is lit. Leaving the door open is potentially dangerous.

There is a fireguard stored behind the grey sofa. There is no need to use the fireguard as the closed door effectively prevents sparks.

Fires can be very attractive to young children and the stoves external surfaces and glass will become very hot in use. If you have youngsters and wish to use the fireguard simply clipping it to the metal rings attached to the wall will produce a barrier to minimise this risk. Please do not leave a young child unattended when the fire is lit.

Please note that the fire places in the top bedroom and in the kitchen are NOT useable.

Logs and Kindling can be obtained from

Muir Lea Stores in the Lower Bay

At times there is a roadside stall 'Charlies Logs' on the Hawsker Road heading out of Robin Hood Bay

There is a roadside stall in Hawsker Village itself

Recycling

The Blue bag can be used for Recycling all the following

- Paper and Card
- Glass Bottles and Jars
- Clean Yoghurt pots, Margarine or butter tubs, Milk bottles
- Clean Plastic Ready Meal Trays but not the film lids
- Plastic fruit punnets
- Rinsed food and Drinks Cans
- Cartons including Juice and UHT Milk 'Tetra pacs'

Everything else should be put in the green bag for general waste.

Rubbish

The bins are emptied weekly on a Wednesday or Thursday with general waste (green bags) and recycling (blue bags) collected on alternate weeks. The layout of the Lower Bay is such that a small team of caretakers collect Bags from the bins by hand and carry them to the road to be collected by a small bin Lorry.

Only sealed and intact bags will be removed, simply tie the top of the bag in a knot and place it in the appropriate metal bin outside of the front of the cottage.

If the bag has split then double bagging will ensure that it is taken away.

Please ensure you put the correct bag in each bin otherwise they will not be emptied. The recycling bin is labelled with a recycle logo.

Gulls and Badgers will tear into any bags that are not safely stored inside the metal bins. If the bin is completely full then please do not leave unprotected bags in the alleyways. there are waste chutes located near the dock that can be used for excess waste or recycling. Head up Albion Road between the Smugglers and the Sweet shop, go past the Maid Marion fish and chip shop and the chutes will be seen on the right hand side.

Holiday Books

We have a 'take one, leave one' book shelf in the cottage, the selection of books is always changing and we hope always interesting.

We have also a modest selection of interesting local pamphlets and history books, please leave these in the cottage for others to enjoy (they are labelled for easy identification).

Games

There is a selection of games in the drawers in the Lounge, just in case the weather is unfriendly.

Television

The television is internet enabled we have already set up accounts on BBC iPlayer and ITV Hub to make catch up tv easier. If you have an amazon or netflix account then please use your own account details and passwords. Remember to logout before you leave though.

If you have brought a games machine then there is a HDMI lead already connected to the TV that can be found in the left hand alcove of the TV stand. Please avoid disturbing the other device connections behind the TV as they are required for Wifi enable equipment.

Wi-Fi

We have dual band Wifi, via the local internet cooperative Bay Broadband.

Wifi Network Name **Fenay Cottage**

WiFi Code is **fenay1909**

Bay Broadband is a small local cooperative that utilises servers that service emergency services. These servers are closely monitored and you should be advised that the use of "clocked" streaming devices or other illegal VPN services will be identified. If we are asked by the police for names and addresses we will have no option but to comply.

Bose Soundtouch system

There is a Bose Soundtouch 10 box in the Kitchen, it can be used as a radio player via the 6 preset buttons on the top (or the remote control) or to act as a speaker for your own music device (either bluetooth or via a phono lead).

The Preset Channels are:

1. BBC Radio 1
2. BBC Radio 2
3. Classic FM
4. BBC Radio 4
5. Jazz FM
6. Coast Radio (Local)

To play via a phono lead plug the device into the back (standard 3.5mm phono lead) and select Aux with the remote.

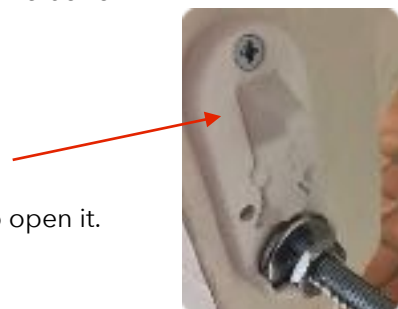
To play via bluetooth then select bluetooth with the remote and you can then pair your device to Fenaybose.

Stair Safety Gate

There are safety gates at the top of the upper staircase and at the bottom of the lower ones.

The latch is designed to only work with the gate swinging away from, the stairs and can be used with one hand.

Pressing the top button will allow you to lift the gate slightly to open it.



Local Walks

We have printed some copies of these routes and left them in the drawers under the TV to take if you wish.

Robin Hoods Bay To Ravenscar (Circular Route including The Cleveland Way and The Cinder Path (10 Miles)

This is an interesting route taking in Boggle hole, Stoup Bank, The Old Alum Works as well as the Cinder Path (the route of the Scarborough to Middlesborough Railway line). There are good views over the Bay. The Cliff top section can be very muddy in the winter and there are some steep descents and ascents along the way. There are several places where refreshments and facilities are available along the route.

- Leaving Fenay Cottage turn LEFT and then RIGHT descending the steps past The Old Bakery down to the Road.
- Turn LEFT and follow the road to The Smugglers Inn
- Turn RIGHT along Albion Road past the Maid Marion Fish and Chip Shop, You will see a sign for the Cleveland Way on the LEFT at the end of the buildings. You may spot an old metal sign on the wall of the Cottage describing route changes in 1873.
- At the top of the stone steps turn RIGHT up the Boardwalk and wooden steps on The Cleveland Way
- Follow the Cleveland Way signage along the Cliff path to the National Trust Alum Works Below Ravenscar. NOTE. the cliff path descends to sea level at Boggle Hole (Cafe and toilets in the YHA building) and again at Stoup Beck, it is very easy to vary the route and walk along the beach if the tide times are favourable. The Beach is attractive and often quite empty beyond Stoup Beck but there is not an easy route to ascend to Ravenscar.
- The Cleveland way skirts the Alum Works before climbing up to Ravenscar. You follow a concrete farm track for a while. There is a good gravel path to the RIGHT that ascends to the old quarries and then to Ravenscar but following the concrete path across the Golf Course offers some nice panoramic views of Robin Hoods Bay before arriving at the same point, you will pass the quarries on the return leg.
- There is a National Trust Centre here with a small cafe and toilets, but we prefer to continue into Ravenscar itself for an additional 800m or so to the Station Tea Rooms where you can get good homemade food and cakes
- From the Ravenscar tea rooms you can either retrace your steps to the National Trust Centre or head along the obvious track towards the sea, at the end of this track turn LEFT onto the coast path and walk towards the Ravenscar Hotel, there are several points along this track where you can get panoramic views of the Bay. Looking down you may be able to see the Grey Seal Colony. The Track then leads back to the road and the National Trust Visitors Centre.
- Follow signs for the Cinder Path. The Cinder path is the route of the old Scarborough to Middlesborough railway line closed by Beeching and now very popular with walkers, cyclists and horse riders. Follow this route back to Robin Hoods Bay. The track was built by hand by teams of workers, somehow this makes the cuttings and embankments all the more impressive.
- The cinder path gently winds its way back to Robin Hoods Bay Village. It Crosses a couple of roads before appearing to terminate at the Fylingthorpe to Robin Hoods Bay Road, turn RIGHT and then, at the T junction RIGHT again to return to the Lower Bay and the Cottage.

Coast Path to Whitby (7 Miles) options to return either by bus X94 from Whitby to Robin Hoods Bay or walking via the Cinder path (7 Miles)

This is an interesting route that takes in the Cleveland way coast path from Robin Hoods Bay to Whitby. The coast path curves around the edge of the Whitby Abbey Headland. There's plenty to see along the route with Cliff top sea views, a beautiful lighthouse (and adjacent Fog horn building) as well as the Ruins of Whitby Abbey

- From the Cottage make your way to the Grosevenor Hotel (Opposite the entrance to the upper car park). Our usual route is to turn RIGHT out of the cottage door, following the path up The Bakehouse Steps. Curve to the LEFT past St Stephens Bede (with its beautiful original door). STRAIGHT ON up the concrete Darnhill Steps. Follow the uphill path turning LEFT then Right then LEFT again onto Bloomswell, and follow this until it meets the steep uphill part of New Road. Turn RIGHT uphill.
- At the Grosvenor Hotel turn RIGHT along Mount Pleasant (There are signs for the Cleveland Way and the Cinder Path).
- At the end of Mount Pleasant you go STRAIGHT ON following the Cleveland Way. The path runs between a number of houses and their gardens.
- Follow the Path to Whitby Abbey. There are toilets and a shop at the Caravan Park in Saltwick Bay (after 6 miles on the coast path) and more in Whitby itself
- Beyond the Abbey and Church you can descend the 199 stone steps into the old part of Whitby itself.
- Whitby is well worth exploring, there a wide range of shops and eateries as well as museums and other attractions.
- To return by bus you catch the X94 Southbound from the bus station. You need to cross the swing bridge over the river Esk. Turn LEFT with the swing bridge behind you, skirt the harbour towards the Railway Station and the Bus station is to the right of the railway station.
- To return via the Cinder path, continue past the bus station up hill past a number of guest houses. At the Roundabout there is a small road directly straight on and you can see a brick built railway bridge ahead. The start of the Cinder path is reached up some steps to the left of this bridge.
- Follow the Cinder Path to Robin Hoods Bay. There are some excellent views from the large Viaduct over the River Esk and if you are lucky you may see one of the North Yorkshire Moors Railway's Steam Trains passing below you. The Cinder path also passes Hawkser Bicycle hire centre. You can get soft drinks here. There are some lovely sea views as the path descends slowly towards Robin Hoods Bay.

Nearby Attractions

North Yorkshire Moors Railway

Steam trains run between Whitby and Pickering through the North Yorkshire Moors National Park, stopping at Grosmont, Goathland, and Levisham. The whole railway is run by a charitable organisation that is focussed on conservation of historic railway rolling stock. The tickets allow you to alight at any of the stations. Website nymr.co.uk for more information and online ticket booking.

Falling Foss

A beautiful waterfall where Little Beck plunges 30ft into a woodland pool. There are a number of way marked woodland walks of differing difficulty and a well established tea room for refreshments. The main route into car park can be chaotic during peak season but there is also car parking at The May Beck Car Park (see the map in the kitchen) and a pleasant woodland walk down to the waterfall itself. You can also park in Littlebeck and again there is a pleasant woodland walk up the stream side path to the waterfall.

Ruswarp Rowing boats

Hire a traditional rowing boat on the River Esk, great fun on a sunny day. For the more energetic it is possible to row the two miles upstream to the riverside cafe.

Whitby Jet Museum

Located on Church Street In Whitby, opened in 2018. Whitby Jet jewellery is undergoing something of a resurgence in recent years. The museum also houses a decent cafe.

Endeavour

Moored on Endeavour dock in Whitby this full size replica of Captain Cook's Endeavour was set up in 2018. hmbarkendeavour.co.uk

Captain Cook Museum

Housed in the 17th Century House that Cook lodged when he was training in seamanship. The house is easily found on Grape Lane in Whitby near to the swing bridge. cookmuseumwhitby.co.uk

Some of the Features

We have tried to include a mixture of interesting items and Art work throughout the cottage. Many of the paintings are original works by amateur artists that we know. We hope you find them interesting and attractive.

The Anchor picture on the stairs was made from some of the original hand made 'brad' nails retrieved during the 2017-18 restoration of Fenay.



Original stained glass skylight "Waves" created specifically for the cottage by our good friend Christine.



We have several Acrylics painted for us by a relative of ours (Sue Salmon) an amateur artist based in Haddington (Scotland)



The Ships wheel was retrieved from a boat yard in Whitby and we understand that it was from a vessel that used to work this coast, much in the same way that the Steamer Fenay Bridge would have done.

The water colour of the Openings hanging in the Lounge was painted from one of our photographs by amateur artist Barbara Nelson (North Notts)



Leaving Day

We leave a laminated copy of the current guidance in the kitchen

Logout of any accounts on the Smart TV

Netflix

Netflix make logging out of an account a little tricky. You need to be on an individual users list of programs and press the left arrow to enter the menu. At the bottom of the menu there is an "Exit Netflix" option DO NOT use this. Instead you should choose the "Settings" option and then choose the "Sign Out" option.

If you forget you can always sign out of all devices when you get home.

Return the Parking Permit

The Fisherhead Parking permit is not replaceable and will be required by the Turnaround team as well as our next guests, please return it when you leave the cottage.

Left Items

If you realise you have left something important in the cottage please contact us immediately. We have limited space to store left items and can only keep them for a week or so before disposal. We can organise delivery of items but you will need to pay the shipping costs.

History Of Fenay Cottage

1651 Lawrence Grainger and his son Robert Grainger agreed a 2000 year lease for two cottages from the landowners Sir Hugh Chumley and his son William Chumley The lease was purchased for £20 and 4d a year rent agreed.

September 1651 Oliver Cromwell's New Model Army defeated the English Royalist forces King Charles II at the Battle of Worcester.

**** John Grainger fisherman inherits

1768 Hannah (m Lancelot Robson) daughter of John Grainger has inherited

August 1768 Captain James Cook departs from England on his first Voyage on board the Endeavour.

**** Mary (m Richard Tindall), Rebecca (m Thomas Bedlington), Lydia (m Thos Bedlington yngr) & Hannah (Tindall widow), daughters of Hannah inherit.

1780 Lydia 1731-1814 & Thomas Bedlington master mariner (m 1774 four children) buy outright, £30 for three quarters share from her sisters.

1814 Elizabeth & Hannah (m William Granger), The daughters of Lydia Bedlington's first marriage 1757 to John Hodgson, inherit the cottage.

June 1815 The Battle of Waterloo. British Forces under Duke of Wellington and Prussian troops under Field Marshall von Blücher defeat Napoleon Bonaparte.

1833 Elizabeth 1758-1838 (m 1785 Isaac Storm 1758-1824 fisherman , eight children) buys the cottage outright £25 for half share.

1838 John Storm 1789-1864 fisherman (m 1812 Mary Anderson 1788-1850 seven children) son of Elizabeth Storm inherits.

June 1838 The Coronation of Queen Victoria in Westminster Abbey, London.

1841 Census: John Storm 50, Mary Storm 50, Betsy 25, Isaac 18 fisherman, Mary 16, Martha 10 and Mary Bedlington 69.

1843 Elizabeth (Betsy) m 1843 William Cooper (master mariner) daughter of John & Mary also in residence during this period.

1851 Census: Betsy Cooper 39 and William Cooper 2. John Storm now living with daughter Martha nearby.

1861 Census: William Cooper 43, Betsey Cooper 47, William Cooper 12, Mary Cooper 9. John now living alone nearby.

1862 Mathew Storm 1816-1890 master mariner and ship owner (m 1840 Mercy Storm 1816-1890 daughter of James Storm and Damaris Harrison) and living in the dutch gabled cottage in front, buys outright £80.

Mathew Storm was the nephew of John Storm and cousin to Elizabeth & William Cooper living here at this time. The 3 large cottages in front were bequeathed by James Storm 1790-1854 ship owner, to his daughters Mercy, Rebecca 1831-1908 (m William Bedlington) and Francis 1822-1904 (m 1844 William Harrison Steel). By 1871 the now considerably wealthy and extended Storm family owned and lived in houses to all sides of Sunny place as it was now called. Mathew and his brothers in law

formed the shipping company Mathew Storm & Co. that owned in 1865 seven ships totalling 1400 tons and valued at over £9000.

1871 Census: Elizabeth Cooper 58, Mary Cooper 19.

1881 Census: William Cooper 64, Elizabeth Cooper 66. With Mathew and Mercy still living in front.

1890 Damaris Harrison Harrison (niece of Mathew Storm) & Rebecca Bedlington (sister in law) inherit after the death of Mercy. William Peacock in residence.

1892 William Cornforth (cartwright) buys outright at auction £53 + 1 guinea. The original kitchen to the South is sold to William Bedlington & Rebecca Mercy Storm Bedlington. The new wash house extension is built. The present main staircase is built.

1914 Now ' Fenay Cottage' rented cottage with attendance Katy Simpson. The name came from the S.S. Fenay Bridge.

June 1914 The Assassination of Franz Ferdinand Archduke of Austria leads to the declaration of war resulting in the First world war.

1917 April 16th 1917 Mr William Noble died aged 84 years it was announced in the Whitby Gazette on Friday 20th April

April 16th, at Fenay Cottage, Robin Hood's Bay, aged 84 years, Mr. William Noble.
April 17th, at his residence, Crescent Road

1925 Mcneil Cornforth (joiner) & William Cornforth (licensee Ye Abbey Inn Whitby) sons of William Cornforth inherit. Around this time the present dormer windows are built and the girls school behind is demolished. Thomas Brewster in residence.

1929 Mary and Nora Hogget buy outright £100

1938 Margaret Emma Newton (of the Sunny place bakery) buys for £200 (used as tearooms).

September 1939 Germany, under the command of Adolf Hitler invades Poland initiating the Second world war

1951 Richard Bell Brockbank (artist) buys £1000 (the cottage was known as Bell house).

1960 Mildred Lavinia Yetton (name reverts to Fenay Cottage)

1966 Robin & Pamela Woodsend (holiday cottage)

1988 Neil Murray Metcalfe (holiday cottage)

1997 David & Janet White (holiday cottage)

2016 Mandy & David Wood (holiday cottage)

Compliance

Insurance Certificate



Holiday Home Scheme Statement of Insurance

(Arranged by 4me Limited)

IMPORTANT
This is the information that you provided to us when applying for your policy. You have confirmed you have answered the questions to the best of your knowledge and belief. It is very important that you check that it is complete and accurate. If it isn't, please contact us immediately and we will correct and re-issue it.
If any information on this document is not complete and accurate:
- we may cancel your policy and refuse to pay any claim, or
- we may not pay any claim in full, or
- we may review the premium and/or change any excess, or
- the extent of the cover may be affected.

Policy Section	
Policy Number	4mePAUJ015944
Period of Cover (Both dates inclusive)	15 December 2020 to 14 December 2021
Premium (Total Amount Payable)	£833.18
Insurance Premium Tax (IPT) Amount (included in above Premium)	£88.20
Admin Fee (Included in above Premium)	£10.00
Agency	4me Limited
Ref	PEN/AF3/1028/20

Policy Holders	
Policy Holder	Mrs Amanda Wood
Postal Address	Damcombe Farm Langdale End Scarborough North Yorkshire YO13 0LH
Date of Birth	22 Jul 1966
Occupation	Company Director

Policy Questions	
Have you or any member of your family normally residing with you been made bankrupt, insolvent or liquidated or been served with any county court judgements or other judgements in relation to debt?	No
Have you or any person to be insured been convicted of or cautioned for (or charged but not yet tried with) any criminal offence other than motoring offences?	No
Have you or any person to be insured ever had a proposal for insurance declined, renewal refused, cover terminated or special conditions or terms imposed by any insurer?	No

Claims	
Have you, or any person to be insured, or the property to be insured, suffered any loss, damage, injury or liability in the last five years (whether insured or not) from any of the events to be insured by this policy?	Yes
Date	26 Jul 2020
Amount	£129.00
Type	Accidental Damage
Cover Section	Buildings
Address	Risk Address: Fenay Cottage Sunny Place Whitby North Yorkshire YO22 4SA

Date Statement Issued	Date of Quotation	Reference Number	Agency	Agency Reference No	Annual Premium
07 Jan 2021	15 Dec 2020	4mePAUJ015944	4me Limited	PEN/AF3/1028/20	£833.18

STATEMENT OF INSURANCE PAGE: 1 OF 3

Your Sums Insured

It is important that you insure the Buildings and Contents for the correct value. If you under-insure your Buildings or Contents this may reduce the amount paid in the event of a claim.

Buildings Insurance
Buildings (as defined in your policy) should be insured for the full cost of rebuilding the Buildings in the same form, style and condition as new plus an amount for architects, surveyors, consulting engineers and legal fees, debris removal costs, VAT and other costs to comply with government or local authority requirements.
Please note that the rebuilding cost of your home is usually different from its market value; if in doubt you should consult a Chartered Surveyor. You may also be able to get guidance from the Building Cost Information Service, which is part of the Royal Institute of Chartered Surveyors.

Contents Insurance
Contents (as defined in your policy) should be insured for the full cost of replacement as new.

IMPORTANT
Fairmead Insurance Limited is a member of the Financial Ombudsman Service scheme for complaints from private policyholders, certain small businesses, charities, and trusts. Should you have a complaint, please initially notify your insurance adviser or usual point of contact. Full details of our complaints procedure will be set out in your policy booklet or are available from your insurance adviser. The complaints procedure does not affect your right to take legal action.

Choice of Law
The law of England and Wales will apply to this contract unless:
1. You and the insurer agree otherwise; or
2. At the date of the contract you are a resident of (or, in the case of a business, the registered office or principal place of business is situated in) Scotland, Northern Ireland, Channel Islands or the Isle of Man, in which case (in the absence of agreement to the contrary) the law of that country will apply.
We may record telephone calls to help us monitor and improve the service we provide. For further information on how your information is used and your rights in relation to your information please see our Privacy Policy at www.4me.co.uk alternatively you can contact us and ask us to send you a copy of our Privacy Policy. If you are providing personal data of another individual to us, you must tell them you are providing their information to us and show them a copy of this notice.

Declaration
I/We understand the contents of the completed application and I/we declare that the information given is, to the best of my/our knowledge and belief correct and complete. I/We agree that the statements in this application shall form the basis of the contract between the insurer and myself/ourselves and if the risk is accepted I/We undertake to pay the premium when called upon to do so. I/We understand that my/our information may also be disclosed to other regulatory bodies for the purposes of monitoring and/or enforcing the insurer's compliance with any regulatory rules/codes. I/We consent on the information on this form and on any claim I/we may make being supplied to a data administration company so that it can be made available to other insurers. I/We also agree that in response to any searches that may be made in connection with this application or any claim, such data administration company may supply information it has received from other insurers about other claims I/we have made.

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Date Statement Issued	Date of Quotation	Reference Number	Agency	Agency Reference No	Annual Premium
07 Jan 2021	15 Dec 2020	4mePAUJ015944	4me Limited	PEN/AF3/1028/20	£833.18

STATEMENT OF INSURANCE PAGE: 3 OF 3

Risk Address: Fenay Cottage YO22 4SA - Item 1	
Address of property to be insured	Fenay Cottage Sunny Place Whitby North Yorkshire YO22 4SA
Property Type	House - Terraced
Listed Property	Grade 2
Wall Construction	Stone
Roof Construction	Tile
Flat Roof Percentage	0
Number of Bedrooms	3
Year Built	1851
Primary Method of Heating	Not Known
Building Sum Insured	£419,343
Contents Sum Insured	£18,491
Type of Cover	Standard Cover with Accidental Damage
Chosen Additional Buildings Excess	£150
Chosen Additional Contents Excess	£150

Interested Parties	
Name	Mrs Amanda Wood
Interest	Owner

Risk Address Questions	
Is the Holiday Home Commercially Let?	Yes
Is the home in a good state of repair?	Yes
Will the home be maintained in a good state of repair?	Yes
Is any trade, profession or business carried on in the home (other than letting or sub-letting)?	No
Is the home likely to be left unoccupied or unfinished for more than 7 consecutive days during the period 1st November to 31st March, both days inclusive or more than 60 consecutive days at any other time of the year?	Yes
Are the premises free from flooding within the last 25 years?	Yes
Is the home and its domestic outbuildings free from signs of damage due to subsidence, landslip and heave (such as internal or external cracks)?	Yes
Within the last 25 years has the property sustained previous damage by subsidence, heave or landslip?	No
Is or has the home or its domestic outbuildings within the last 25 years been subject to a survey which mentions settlement or movement of buildings?	No
Is the property currently undergoing renovation/construction work?	No
Do you undertake to advise us if the sum(s) insured under this policy become inadequate?	Yes
Is the home fitted with 5 lever mortice locks to the external doors and key operated window locks to all accessible windows?	Yes
If applicable will the required door and window locks fitted be put into operation at night and whenever the home is unattended?	Yes
Have you an alarm system (with a maintenance contract), installed by either a NACOSS, SSAIB or ICON approved installer?	No

Additional Notes	
None	

Date Statement Issued	Date of Quotation	Reference Number	Agency	Agency Reference No	Annual Premium
07 Jan 2021	15 Dec 2020	4mePAUJ015944	4me Limited	PEN/AF3/1028/20	£833.18

STATEMENT OF INSURANCE PAGE: 2 OF 3

Electrical Safety

The registered electrician named below has undertaken the work described and complies with Regulation 46.7.2 of the Building Regulations 2014 or equivalent local rules as stated applicable laws in the context of New Zealand, the Register of Electrical Contractors (REC) and the requirements of sections 4 & 7 of the Building Act 2004.

Building Regulations Certificate of Compliance

Certificate Number: 140928 Date Completed: 15/02/14 Installer Name: Home Electrical Services, Whitby's, Registered No. 14174096

Address of installation: PENNYCJ TRAIL, SUNNY PLACE, WHITBY, YD128A.

Description of location: Dwelling

Description of scope of work: Electrical testing of all circuits.

This certificate is issued by ECA, a trading brand of the New Zealand Electrical Contractors Association (NZECA). The certificate is only valid if it is issued by a registered electrician. For a full list of registered electricians, visit www.electricalcontractors.co.nz.

PGL-1

PAT testing

PAT Testing Logbook										Job No:	Page No:	Your PAT Testing Was Completed By:	
Client Name: Mandy Wood										2770	1 of 2	Company: T L Appliances	
Client Address: Penny Colage Sunny Place, Robin Hood's Bay										Date: 11-04-2022		Contact: Tim Lynton	
Equipment Make/Model: Seaward Primecast 100										Serial No: C9M-0126		Calibration Date: 30-06-22	Phone No: 07828 733096
Asset No.	Appliance Description	Location	Re-Test Date	Visual	CLASS I		CLASS I & II		Extension Leads	Pass or Fail	Notes		
					Earth Bond	Insulation	Load/Earth Leakage					Polarity	
				✓ or x	Ω	MΩ	A	mA	✓ or x	✓ or x			
001	Lamp 1	Bedroom 1	04-23	✓	—	+200	3	<0.1	✓	✓			
002	Lamp 2			✓	—	+200	—	<0.1	✓	✓			
003	Revlon hair dry			✓	—	+200	13	<0.1	✓	✓			
004	Challenge dehumidifier			✓	0.19	+200	13	<0.1	✓	✓			
005	Lamp 1	Bedroom 2		✓	—	+200	3	<0.1	✓	✓			
006	Lamp 2			✓	—	+200	3	<0.1	✓	✓			
007	Samsung TV	Lounge		✓	—	+200	3	<0.1	✓	✓			
008	Bush DVD			✓	—	+200	—	<0.1	✓	✓			
009	Lamp 1			✓	—	+200	3	<0.1	✓	✓			
010	TP Ink			✓	—	+200	—	<0.1	✓	✓			
011	Team web			✓	—	+200	—	<0.1	✓	✓			
012	Ethernet power source			✓	—	+200	5	<0.1	✓	✓			
013	Extension lead			✓	0.07	+200	13	—	✓	✓			
014	Lamp 2			✓	0.17	+200	3	<0.1	✓	✓			
015	Tall lamp			✓	0.17	+200	3	<0.1	✓	✓			
016	Bosch Microwave	Kitchen		✓	0.05	+200	13	0.75	✓	✓			
017	Breville toaster			✓	0.05	+200	13	<0.1	✓	✓			
018	Breville kettle			✓	0.06	+200	13	<0.1	✓	✓			
019	Bose speaker			✓	—	+200	5	<0.1	✓	✓			
020	AEG Fridge			✓	0.19	+200	13	<0.1	✓	✓			
021	AEG dishwasher			✓	0.07	+200	13	<0.1	✓	✓			
022	Seaward Henry Vacuum	Stairs cupboard		✓	—	+200	13	<0.1	✓	✓			

PAT Testing Logbook

Job No: 2770

Page No: 1 of 2

Your PAT Testing Was Completed By:

Client Name: Mandy Wood

Date: 11-04-2022

Company: T L Appliances

Client Address: Fenny Cottage, Sunny Place, Robin Hood's Bay

Engineer: Tim Lydon

Contact: Tim Lydon

Equipment Make / Model: Seaward PrimeTest 100

Serial No: C9M-0126


Calibration Date: 30-06-22

Phone No: 07828 733096

Asset No.	Appliance Description	Location	Re-Test Date	Visual ✓ or x	CLASS I		CLASS I & II		Extension Leads Polarity	Pass or Fail ✓ or x	Notes
					Earth Bond	Insulation	Load/Earth Leakage Load	Leakage mA			
001	Lamp 1	Bedroom 1	04-23	✓	0	MO	A	mA	✓ or x	✓ or x	
002	Lamp 2			✓	—	+200	3	<0.1		✓	
003	Revlon hair dryer			✓	—	+200	13	<0.1		✓	
004	Challenge dehumidifier			✓	0.19	+200	13	<0.1		✓	
005	Lamp 1	Bedroom 2		✓	—	+200	3	<0.1		✓	
006	Lamp 2			✓	—	+200	3	<0.1		✓	
007	Samsung TV	Lounge		✓	—	+200	3	<0.1		✓	
008	Bush DVD			✓	—	+200	—	<0.1		✓	
009	Lamp 1			✓	—	+200	3	<0.1		✓	
010	TP Ink			✓	—	+200	—	<0.1		✓	
011	Team web			✓	—	+200	—	<0.1		✓	
012	Ethernet power source			✓	—	+200	5	<0.1		✓	
013	Extension lead			✓	0.07	+200	13	—	✓	✓	
014	Lamp 2			✓	0.17	+200	3	<0.1		✓	
015	Tall lamp			✓	0.17	+200	3	<0.1		✓	
016	Bosch Microwave	Kitchen		✓	0.05	+200	13	0.75		✓	
017	Breville toaster			✓	0.05	+200	13	<0.1		✓	
018	Breville kettle			✓	0.06	+200	13	<0.1		✓	
019	Bose speaker			✓	—	+200	5	<0.1		✓	
020	AEU fridge			✓	0.14	+200	13	<0.1		✓	
021	AEU dishwasher			✓	0.07	+200	13	<0.1		✓	
022	AEU Henry Vacuum	Stairs cupboard		✓	—	+200	13	<0.1		✓	


Health and Safety Assessment

Doc/Sign Envelope ID: 3486C80-7960-4E77-8F9C-C11668C8E04



HEALTH & SAFETY ASSESSMENT

Health & Safety Assessment for:
Property Name: Fenny Cottage
Property Address: Sunny Place, Robin Hood's Bay, YO22 4SA

Assessment undertaken by:
Name: David Wood
Signature: 

Recorded dates of assessment:

19-12-18					
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Identify Risks


In Process

Hazards

Fire Checklist	Yes	Comments / Action
Are suitable and sufficient smoke alarms provided (on ceilings on every storey)? Are they tested every month and cleaned every six months? Our recommendation is for sealed unit smoke alarms, eg Firebird Firehawk FH10. If safety beacons, are these changed every 12 months?	X	Hard wired Smoke detectors and heat detector in kitchen, central hall and Sealed unit in Lounge
Are escape routes kept clear of obstructions? Are all exits clearly labelled? Your Fire Risk Assessment should detail all escape routes	X	
Is there sufficient lighting to aid emergency evacuation. Have you provided a torch in an accessible position	X	
Fires - Are guards or other flame protectors in place from you till clear instructions on not leaving fire unattended, and are on/off controls effective & clearly marked?	X	
If applicable has the chimney been cleaned within the last 12 months?	X	newly installed April 18th
If roof property has a flat/cheat roof, has the roof space had a recent structural inspection, are there smoke detectors in the roof space and are all electrical cables in the roof space correctly installed?		Not applicable

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Fire Checklist (continued)	Yes	Comments / Action
Are all waste bins non-flammable, and are they in a suitable fire proof container?	X	
Are all gas cylinders stored safely (if applicable)?		Not applicable
Is there a firelog for the barbeque provided and filled in the correct location, laid out for use close to the barbeque?	X	
Are there unreasonably combustible materials stored in or around the property?		No materials
If you allow children in your property, have you provided sufficient suitable, cordless toys?		Not applicable
If you allow smoking, have you provided sufficient ashtrays? Does the water tapster state where smoking is permitted?		Not smoking only
Do the soft furnishings comply with the current furniture & furnishings regulations regarding fire retardant material?	X	
Are fire alarms provided for use in an emergency? If not, details of the nearest telephone should be displayed. The name, address and postcode of the property should be prominently displayed.		No phone but other info correct

Electrocution Checklist	Yes	Comments/Action
Are all plugs undamaged, marked BS1363 with sheathed neutral & fire pins, fuse link correct, wired correctly & cord kept effectively with no signs of overwiring or sparking?	X	
Are all items electrically insulated, ungrounded and intact (flexes should never be joined or repaired using insulating tape)?	X	
Have all fixed appliances and all hard wiring been checked within the last 12 years by a qualified electrician?	X	
Is the electrical installation protected by a Residual Current Device (RCD)?	X	
Are all portable appliances checked annually by a qualified person (PAT)?	X	
Are all electrical leads used in an appropriate location (ie not in bathrooms)?	X	
Are all sockets, switches & light fittings undamaged & secure, working correctly with no signs of overwiring or sparking?	X	
Are all trailing extension leads and multi-point sockets kept to a minimum?	X	

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Gas & Oil Checklist	Yes	Comments/Action
Have the main gas or LPG gas installation, and all gas appliances, been inspected and tested by a qualified engineer registered on the Gas Safe Register?		Not applicable
Cookers - Are the oven door seals undamaged & effective, oven door handle undamaged & secure, ignition devices working, control controls clearly marked, pan supports adequate with no sharp edges?	X	
All appliances - Are there adequate instructions for safe use, adequate ventilation and all checked by a registered engineer within the last 12 months?	X	
Are all items complete, well maintained & in good working order?	X	
Have you provided a carbon monoxide detector in every room with a gas or oil appliance? Our recommendation is to use sealed units, eg Fire Angel CO 9X 10. Are they regularly tested? If they have removable batteries, are these checked and replaced every 12 months?	X	
If your property uses oil fuel, it is recommended that the storage tank is sited within a non-petroleum container/ build to prevent contamination of the soil in the event of a spillage.		Not applicable

Slips, trips & falls Checklist	Yes	Comments/Action
Are the living rooms free from slip, trip and fall hazards as much as possible?	X	
Are the bedrooms free from slip, trip and fall hazards as much as possible?	X	
Are the bathrooms free from slip, trip and fall hazards as much as possible?	X	
Are the dining areas free from slip, trip and fall hazards as much as possible?	X	
Is the kitchen free from slip, trip and fall hazards as much as possible?	X	
In the garden free from slip, trip and fall hazards as much as possible - are paths in good condition and free from defects, paths in good condition, are ladders kept away or removed from the property?	X	
Is there a handrail, at least to one side, on all stairways?	X	
Are all handrails, balustrades, balconies and external steps in good condition?	X	

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Doc/Sign Envelope ID: 3486C80-7960-4E77-8F9C-C11668C8E04




Glazing Checklist	Yes	Comments/Action
Is all glazing in good condition, free from defects or cracks?	X	
Are all window openings where there is a risk of fall from height, restricted as much as possible?	X	
Are all patio / French doors clearly marked so that they will not be mistaken as steps?		Not applicable
Are all patio / French doors made of laminated or toughened glass?		Not applicable

Specific risks to children Checklist	Yes	Comments/Action
Are hazardous chemicals/medicines/first aid equipment kept out of the reach of children?	X	
Do you have toys available for children, if so were they safe for their age group?		Not applicable
Do you have any other toys or equipment that are regularly used?		No
Do you provide play equipment intended for permanent installation outdoors, if so is it in good condition and does it comply with all relevant BS standards?		Not applicable

Legionella Checklist	Yes	Comments/Action
Have you had a risk assessment carried out on your property to assess risk of legionella?		Jan 2018
Do you have a shower head that runs for at least 3 minutes once per week?	X	
Is the hot water system designed to limit the risk of legionella?	X	
If you have a spa pool, Jacuzzi or swimming pool does the person responsible for its care have adequate knowledge, training and expertise to understand the hazards and risks?		Not applicable
If you have a spa pool, Jacuzzi or swimming pool, does the person responsible for its care have adequate knowledge and training in the use of chemicals necessary for the safety of persons using the equipment?		Not applicable

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Doc/Sign Envelope ID: 3486C80-7960-4E77-8F9C-C11668C8E04




Any other significant risks specific to the property

Hazards	Additional Guidance / Supporting Information
Fire	<ul style="list-style-type: none"> Establish satisfactory means of providing warnings in the event of a fire. Smoke alarms should be provided at a minimum standard, ideally linked to the main but battery operated alarms may be used providing the alarm can be heard clearly from all areas of the cottage. Check that the existing means of escape are adequate and well maintained using best practice guidance. You must provide an up-to-date Fire Risk Assessment and display a copy in your property folder, along with any other useful information with respect to all fire issues. It is recommended that a small 'multipurpose' fire extinguisher is provided for a medium size property. Larger properties may require additional provision.
Electrocution	<ul style="list-style-type: none"> Ensure that a qualified person is appointed to undertake the recommended maintenance and inspections of your permanent electrical installation. Create an inventory of all portable equipment and ensure a qualified person is appointed to undertake an inspection at regular intervals. Ensure the inspection and test certificate is always available.
Gas	<ul style="list-style-type: none"> The gas boiler / heaters should be tested and maintained regularly (at least annually) by an approved engineer subject to current regulations. A certificate should be always available.
Risks specific to children	<ul style="list-style-type: none"> If there are items of children's playground equipment provided for use on the property then the following should be observed: <ul style="list-style-type: none"> All playground equipment used should comply with BS EN 1176 (playground equipment) Regular basic visual inspections should take place to consider the equipment's condition with simple records being kept. A weekly frequency is recommended. Infected children's equipment should comply with the following standards: <ul style="list-style-type: none"> High chair BS 5799 Cots BS EN 1930 Pushchairs BS 7409 Safety barriers BS EN 1930 Playpen BS EN 12227 Travel Cots BS 7423 If you have any equipment that is not marked with the above standards, they do not comply with the regulations.

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Hazards	Additional Guidance / Supporting Information
Glazing	<ul style="list-style-type: none"> Glazing, where necessary e.g. large panes, may need markings to make them visible, particularly at child height. Window, skylights and ventilators must be able to be opened, closed and adjusted safely. Where there is a risk of falling from a height, devices should be in place to restrict window opening. The bottom edge of open windows should be of at least 32 inches (800mm) above ground level unless there is a banister to prevent falls. Glazing in vulnerable windows and doors should be constructed of safety glass. Narrow panes of less than 15 inches (380mm) are included. There should be provision for safe cleaning if they cannot be reached from the ground.
Legionella	<ul style="list-style-type: none"> Legionella is a type of bacteria which is common in natural and artificial water systems. They can survive at low temperatures and thrive at temperatures between 20c and 45c. They can be killed at high temperatures and this is the main method used for their control in domestic water systems. You should ensure your system is operated to minimise the growth of legionella and one way of doing this is to store hot water above 60c and distribute it above 50c however above 45c there is a risk of scalding. To counteract this problem another control measure is to ensure that the hot water systems are run through each outlet such as showers and taps for at least 5 minutes once a week. It is also important that the system is designed to avoid the conditions that favour the growth of Legionella: <ul style="list-style-type: none"> Ensure pipe work is as short and direct as possible Ensure adequate insulation of pipes and tanks Use materials that do not encourage growth of legionella Protect against contamination e.g. fill lids to storage tanks If the water supply is private to the property this must be checked carefully for biological risk.

You as owner are responsible for the Health and Safety of your property. This assessment has been prepared to help you fulfil the requirement for health & safety within your holiday home and should be taken as guidance only.

For further advice regarding health and safety or any additional hazards not specifically addressed in this document please contact an appropriate health & safety consultant.

More information on legislation can be found at www.accommodationuknowhow.co.uk

Prepared by:	Owner ref:
Property ref:	
Date received:	

6

Fire Safety Assessment

Fire Safety Risk Assessment

Assessor / Responsible Person David Wood

1st September 2023

Address of Premises

Fenay Cottage
Sunny Place
Robin Hoods Bay
North Yorkshire
YO22 4SA

Building Construction

3 Floor 17th Century Stone Building with Wooden internal dividing walls and floors
3 Bedrooms, Lounge, Kitchen/Diner and Bathroom

Fire Hazards and Controls

1. Fixed Electrical Installation

Premises fully rewired 2018 by Hume Electrical NICEIC certified installer. Now due for five year check.

2. Electrical Appliances

Routine Visual Inspection of all electrical appliances is undertaken by the owners between guests with PAT testing performed regularly by an independent Qualified contractor.

Adaptors / Trailing Leads

A multipug surge protector adaptor is used to protect the WIFI Router, Television, Heating WIFI controller. This device is included in the PAT testing as described above.

3. Gas Safety

There is no gas supply to the building

4. Smoking

Smoking or Vaping is not permitted in the building.

Candles are not permitted in the building

5. Heating System

Electric Radiators

The building is heated by Wifi controlled Electric Radiators. These were installed as part of the rewire in 2018 and there are no recommendations for servicing these devices other than normal cleaning to prevent dust accumulation.

The internal sensors and linked app confirm that they are working as intended. They are included in the five yearly fixed electrical installation inspection.

Wood Burner

Located in the lounge and Installed by a HETA qualified installer. Surrounded by a stone fireplace with a sufficiently large stone hearth.

The flue is cleaned by a qualified chimney sweep on an annual basis. Certificate of cleaning retained.

Ash left by guests is removed between guests to prevent build up

Guests are given documented guidance on the safe lighting and use of the log burner. They are also advised as to the fuel to be used.

Limited fuel sufficient for an evening fire can be placed in a wooden log container. Otherwise logs are stored in an externally located log store.

A metal ash bucket is provided.

A Carbon Monoxide alarm is installed in the lounge and is tested routinely between guests.

Portable heaters

There are no portable heaters in the building

6. Combustable / Hazardous Materials

There are no combustable or hazardous materials stored within the building. Logs, Kindling and Firelighters are stored in a locked external brick built log store.

Waste bins are restricted in size to encourage guests to empty them into the External refuse bins. Housekeeping between guests ensures that there is no build up of combustable materials / waste.

Candles are not permitted in the building.

All furniture and soft furnishings meet the standards described in The Furniture and Furnishings (Fire) (Safety) regulations 1988/1989 and subsequent amendments 1993 and 2010

7. Cooking

The electric oven and Induction hob were installed by professional installers and are kept in a clean and fit state to minimise the risk of fires associated with cooking.

The toaster is cleaned and crumbs removed between guests.

The cooker hood is cleaned and the filter replaced regularly in line with manufacturers guidance.

We do not provide a deep fat fryer

8. Personnel

The premises are adequately secured to prevent unauthorised access. We ensure that Contractors who undertake work on the premises are appropriately qualified and that work is performed to the appropriate industry standard e.g NICEIC, HETA etc

Fire Protection Measures / Fire Safety

Escape routes are kept clear and the exit door is readily openable from the inside, based on the small size of the cottage the distance of travel is considered reasonable.

The location and layout of the cottage limits the potential for individuals with mobility issues to be guests. We have a detailed access statement that was prepared when we originally started letting the cottage, the details of which remain the same. Our agents have recently been taken over by Travelchapter we need to ensure that any future changes in marketing do not dilute or remove this information.

Guests are given information on fire safety in the cottage handbook. This includes the action to take in the event of a fire and information on how to call for emergency services including address and postcode of the property.

There are professionally installed linked smoke detectors on both landing areas and there is a heat detector in the kitchen / diner. These are tested by us between guests, we currently don't record the dates of these tests.

There is a fire blanket adjacent to the hob in the kitchen and a fire extinguisher is located in the kitchen / diner. Guests are advised to evacuate everyone from the building prior to attempting to tackle a fire with these.

The fire extinguisher is checked between guests to ensure that it has not been tampered with and that the pressure gauge is still in the Green zone. The fire extinguisher is replaced every five years in line with the manufacturers guidance.

Action Plan

Action	Complete by	Completed
1 Book Hume Electrical to perform Electrical installation check during the cottage service shutdown in January	January 2024	Actioned
2 Book PAT testing to occur in January	January 2024	Actioned
3 Book Chimney Sweep	January 2024	Actioned
4 Replacement fire extinguisher for the kitchen	November 2023	Done
5 Update Fenay business records to confirm and therefore date alarm and extinguisher checks	Immediate	Done
6 Monitor any changes in marketing by Travelchapter to ensure access information remains appropriate.	Ongoing	Actioned

Wood Burner

There is a sealed unit Carbon Monoxide meter in the Lounge for your safety.



Chimney Sweep Certificate

Chimney Sweeping Certificate 765954

April 12th 2022 ICS

Certificate Issued by Name **MARK PARRY** www.hetas.co.uk/chimneysweeps.com
A Benchmark for Competence & Safety

In accordance with ICS Code of Practice ICS No. **0457**

Company **MUCKY DUCK CHIMNEY SERVICES**

Address **THE BRACKEN, WHITBY ROAD, ROBIN HOODS BAY, YO22 4PB**

Tel Number **07791 165944** Email **muckyduckchimneysweep@hotmail.co.uk**

Client Details

Name **Wood** Tel. No. _____

Address **Taney Cottage, Robin Hoods Bay**

Postcode _____ Email _____

Chimney Details

Nature of appliance and location **stove burner**

Fuel used Gas Oil Solid Fuel Wood

Flue Construction: Masonry Lined Cast in-Situ Twin Wall

The structure of the stack / pots / cowls or bird guards as can be seen from street level appear sound? Yes No

Is the cowl suitable for the appliances? Yes No

Smoke draw test does not Guarantee the integrity of the chimney, it is an indication the smoke is evacuating correctly

Smoke Draw test completed Yes Result Good Adequate Poor

Working Carbon Monoxide detector Yes No CCTV Inspection If Performed Yes No

Is the stove installation as can visibly be seen in accordance with current Building Regulations? Yes No

Comments _____

CHIMNEYS SHOULD BE SWEEPED AT LEAST ONCE A YEAR FOR SAFETY AND IN COMPLIANCE WITH YOUR HOUSE INSURANCE

Highly recommend installation is confirmed as compliant with current Building Regulations

By definition chimney sweeping involves the introduction to the flues of extendable rods and suitable sized brush, or rotary cleaning system. Vacuum alone is not acceptable.

Signature _____ Recommended next sweep **12-4-22**

Your ICS Chimney Sweep must provide their current identity badge with its unique registration number/offending this certificate to comply with the validation of this certificate.

I confirm that I have seen the ID badge of the member sweep and confirm their membership is valid by virtue of ICS Membership expiry date.





Customer Signature _____ Date **12-4-22**

The sweeping of a chimney is solely for the purpose of removing combustible materials in, soot and the clearing of any blockages. If the brick is in poor condition, any amount of sweeping will not prevent the risk of fire spreading. These materials are not to be taken to landfill but have been swept due to the reducing action of sweeping.

DISCLAIMER: This information is given as part of the service provided by your Sweep. It is given in good faith, but your Sweep can only carry out a brief visual inspection and has not investigated any possible hidden or concealed areas. The information must not be relied upon in any way. Chimneys are affected by the way they are used, the weather and many other conditions not known by your Sweep. If you have any safety concerns, please talk to your Sweep who will be delighted to advise you on this. This is not a certificate of guarantee or warranty that any fireplace, heating appliance, boiler, hot water cylinder, gas or oil burner, or chimney is safe to use. ICS Chimney Sweeps are not responsible for any damage or consequential loss of the flue, your Sweep cannot warrant that there are no gas leaks or that the flue or chimney entry from the rear and base will be damaged, assisted regardless by you or any third party, see otherwise as recommended by the manufacturer of the appliance, failure to follow the manufacturer's instructions, or any alterations or repair carried out by you or any third party.

Please see our Privacy statement, which can be found on our website. **Yellow copy to be retained by customer**

Access Assessment

<p>DocuSign Envelope ID: E46AFAA-974D-4AAA-BB23-D349CA7175AD</p> <p style="text-align: right;">  </p> <h3>Access Statement</h3> <p>This access statement helps you meet your obligation under The Equality Act 2010. It should be clear, accurate and honest description of your property's facilities to allow potential guests to make an informed decision as to whether the property meets their particular needs. This statement is required before Ingrid Flute's Yorkshire Holiday Cottages start marketing your property. We will display this information on our websites and a copy should be displayed in the property. Please use the additional information box at the bottom of the form to provide any other relevant information.</p> <p>Property (Name): Fenny Cottage</p> <p>Property Address: Sunny Place, Robin Hoods Bay</p> <p>Description (eg. house, bungalow, apartment): House</p> <table border="1"> <thead> <tr> <th>Pre-arrival & local facilities</th> <th>Location</th> <th>Distance from property</th> </tr> </thead> <tbody> <tr> <td>The nearest bus stop is:</td> <td>Thorpe Lane</td> <td>500m up steep hill</td> </tr> <tr> <td>The nearest train station is:</td> <td>Scarborough</td> <td>26km</td> </tr> <tr> <td>The nearest petrol station is:</td> <td>Whitby</td> <td>9km</td> </tr> <tr> <td>Mobility equipment hire is at:</td> <td>Whitby</td> <td>9km</td> </tr> <tr> <td>The nearest food shop is:</td> <td>Muir Lea Stores</td> <td>30m</td> </tr> <tr> <td>The nearest pub/restaurant is:</td> <td>The Laurel Inn</td> <td>35m</td> </tr> </tbody> </table> <h3>Arrival & car parking</h3> <p>Type of parking available (eg. on site, street, public car park, other): Public Car Park</p> <p>Number of spaces available: 207 and 2 disabled spaces</p> <p>For what sized car: Standard Saloon Car</p> <p>The parking surface is: Tarmac</p> <p>Is the parking level: Yes</p> <p>Is there good space to unload once parked: Yes</p> <p>Distance to the property from the parking: 500m</p> <p>Distance to the nearest public car parking area: 500m</p> <p>Is it pay & Display, Scratchcard, free? pass included in rental otherwise pay</p> <p>The width of the path to the property is: 1.5m at narrowest point</p> <p style="font-size: small;">Ingrid Flute's Yorkshire Holiday Cottages is one of a small group of locally focused brands owned by The Original Cottage Company Limited, which is a family owned private limited company incorporated in England (registered number 06951692) with a registered address at Bank House, Market Place, Reepham, Norwich, NR10 4JJ. VAT No. 995 2110 44.</p>	Pre-arrival & local facilities	Location	Distance from property	The nearest bus stop is:	Thorpe Lane	500m up steep hill	The nearest train station is:	Scarborough	26km	The nearest petrol station is:	Whitby	9km	Mobility equipment hire is at:	Whitby	9km	The nearest food shop is:	Muir Lea Stores	30m	The nearest pub/restaurant is:	The Laurel Inn	35m	<p>DocuSign Envelope ID: E46AFAA-974D-4AAA-BB23-D349CA7175AD</p> <p style="text-align: right;">  </p> <p>Number of steps to the entrance: 20 steps in the path leading to the</p> <h3>Main entrance</h3> <p>The main entrance door width is: 75cm</p> <p>Number of steps to the main entrance: 1 door step but steep path</p> <p>The height of the key safe is: 120cm</p> <p>The height of the key hole is: 120cm</p> <p>How many other entrances to the property are there?: 0</p> <p>The other entrance door widths are: n/a</p> <p>Number of steps to the other entrances: n/a</p> <h3>Apartments only – Public Areas</h3> <p>There is a lift? </p> <p>Number of steps to the apartment: </p> <p>Width of public corridors is: </p> <p>Type of flooring in public corridors (eg. carpet, wood, laminate, tiled, other): </p> <h3>Living & Dining Rooms</h3> <p>Type of flooring (eg. carpet, wood, laminate, tiled, other): wood with rug</p> <p>Width of the doorways is: 74cm</p> <p>Is there good space between the furniture?: yes</p> <p>Is the furniture movable or fixed?: moveable</p> <h3>Kitchen</h3> <p>Type of flooring (eg. carpet, wood, laminate, tiled, other): tiled</p> <p>Width of the doorways is: 75cm</p> <p>The worktop height is: 88cm</p> <p>Is the oven set high or low?: low</p> <p>The fridge height is: low</p> <p>The freezer height is: low</p> <p>Is crockery stored in high or low cupboards?: low</p> <p>Is any equipment stored externally or away from the main kitchen, and if yes, which and where?: </p> <p style="font-size: small;">Ingrid Flute's Yorkshire Holiday Cottages is one of a small group of locally focused brands owned by The Original Cottage Company Limited, which is a family owned private limited company incorporated in England (registered number 06951692) with a registered address at Bank House, Market Place, Reepham, Norwich, NR10 4JJ. VAT No. 995 2110 44.</p>			
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<p>DocuSign Envelope ID: E46AFAA-974D-4AAA-BB23-D349CA7175AD</p> <p style="text-align: right;">  </p> <p>no</p> <h3>Bedrooms & Landings</h3> <p>How many floors does the property have? three</p> <p>The number of steps between floors is: 12 straight and 12 very steep, narrow</p> <p>Type of flooring (eg. carpet, wood, laminate, tiled, other): carpets</p> <p>Width of the doorways is: 73 to 75</p> <p>Bed sizes are (tick all that apply):</p> <table border="1"> <tr> <td>Bunks</td> <td>2'6"</td> <td>3-4ft</td> <td>4'6"</td> <td>5ft</td> <td>6ft</td> </tr> <tr> <td>Singles</td> <td>2'6" X</td> <td>3-4ft</td> <td>4'6"</td> <td>5ft</td> <td>6ft</td> </tr> <tr> <td>Doubles</td> <td>2'6"</td> <td>3-4ft</td> <td>4'6"</td> <td>5ft</td> <td>6ft X</td> </tr> </table> <p>Is the bedroom furniture movable or fixed? movable but very limited space</p> <h3>Bathrooms & Cloakrooms</h3> <p>Type of flooring (eg. carpet, wood, laminate, tiled, vinyl, other): tiled</p> <p>Width of the doorways is: very restricted due to corridor layout</p> <p>Is there an accessible or adapted WC? no</p> <p>Is there an accessible or adapted bath or shower? no</p> <p>Is there a ground floor WC? no</p> <p>Is there a ground floor bathroom or shower room? no</p> <p>Does any bath or shower have a grab rail or handle fitted? no</p> <p>Is there any shower where access is level rather than a step up? yes the bathroom has a wet room style</p> <h3>Outdoor facilities</h3> <p>External areas are (tick all that apply):</p> <ul style="list-style-type: none"> Firm <input checked="" type="checkbox"/> Level <input type="checkbox"/> Sloped <input checked="" type="checkbox"/> Steep slopes <input checked="" type="checkbox"/> Stepped <input checked="" type="checkbox"/> Ramped <input type="checkbox"/> Gravel <input type="checkbox"/> Rough <input checked="" type="checkbox"/> Grassed <input type="checkbox"/> <p>Is permanent seating provided: X</p> <p style="font-size: small;">Ingrid Flute's Yorkshire Holiday Cottages is one of a small group of locally focused brands owned by The Original Cottage Company Limited, which is a family owned private limited company incorporated in England (registered number 06951692) with a registered address at Bank House, Market Place, Reepham, Norwich, NR10 4JJ. VAT No. 995 2110 44.</p>	Bunks	2'6"	3-4ft	4'6"	5ft	6ft	Singles	2'6" X	3-4ft	4'6"	5ft	6ft	Doubles	2'6"	3-4ft	4'6"	5ft	6ft X	<p>DocuSign Envelope ID: E46AFAA-974D-4AAA-BB23-D349CA7175AD</p> <p style="text-align: right;">  </p> <p>Is there outside lighting? x</p> <p>Is there colour contrast of critical surfaces (eg. white on edge of steps) </p> <p>Are there footpaths to follow for visually/mobility impaired? no</p> <p>Are there barriers to entry into any part of the garden? n/a no garden</p> <p>Are there any other hazards (eg. ponds, water features, steep/unfenced areas)? yes, cobble</p> <h3>General</h3> <p>Is there a landline telephone for guest's use? </p> <p>If yes, does it accept incoming calls only or incoming & outgoing calls? </p> <p>Mobile phone reception information: good for Vodafone</p> <p>Closest public telephone is: 300m</p> <p>Can you easily access an electrical socket in all rooms without having to move furniture (not cloakrooms or bathrooms)? yes</p> <p>Are electrical sockets generally set low or high? both in all rooms except the lounge</p> <p>Do you provide speciality alarms for hearing or sight impaired guests? no</p> <h3>Additional relevant information</h3> <p>Please add further details on any accessibility items or restrictions found at the property</p> <p>Signed: Amanda Wood</p> <p>The Owner: Amanda Wood Fenny Cottage, Limited</p> <p>Print Name: Amanda Wood</p> <p>Date: 28th November 2018</p> <table border="1"> <tr> <td>For office use</td> <td>Property Ref: R041</td> <td>Owner ref: 3301086</td> </tr> <tr> <td>Date received:</td> <td colspan="2">5/12/18</td> </tr> </table> <p style="font-size: small;">Ingrid Flute's Yorkshire Holiday Cottages is one of a small group of locally focused brands owned by The Original Cottage Company Limited, which is a family owned private limited company incorporated in England (registered number 06951692) with a registered address at Bank House, Market Place, Reepham, Norwich, NR10 4JJ. VAT No. 995 2110 44.</p>	For office use	Property Ref: R041	Owner ref: 3301086	Date received:	5/12/18	
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Assessment Reviewed Annually

Legionella Safety Check

Legionella Risk Assessment Checklist

Fenay Cottage
Sunny Place

Plumbing System Unchanged

All TAPS + Shower cleaned + flushed to air.

NO Stored cold water tanks,
NO Air Conditioning Units

↳ Post lockdown FLUSH

Tap Temperature Monitoring

Taps free running and free of Limescale

CLEAN.

Cold Water

Kitchen	Highest	8.6°C	Lowest	
Bathroom	Highest	8.6°C	Lowest	

Hot Water

Kitchen Unvented Water Heater	Highest	66.2°C	Lowest	
Bathroom Heated on demand by Concealed 10.8kw Heater	Highest	51.9°C	Lowest	

Shower

Heated on Demand at point of use

Shower Heads free of Limescale

CLEAN.

Hot Note Anti scald	Highest	40.9°C	Lowest	
Cold	Highest	8.8°C	Lowest	

Overall Assessment of Risk

Date 11th April 2021.

Assessor

D WOOD