



**BACK
DANE
TRUST**

Company Number 4323497
Registered Charity Number 1089834

www.backdane.co.uk

November 2018 ver. 5

Information & Terms & Conditions for visitors to Back Dane

Welcome to Back Dane!

We are committed to making your stay as comfortable, enjoyable and safe as possible. We hope this leaflet will give you some useful information about your visit.

Back Dane is a remote farmhouse on the Staffordshire side of the River Dane situated in a beautiful part of the Peak District National Park. It is operated by the Beasley Back Dane Trust which aims to provide and improve educational and recreational facilities for those in distress, the physically or mentally disabled, those facing poverty, the elderly, refugees and disadvantaged children and young people.

Back Dane is a self catering venue for up to 23 people in bunk accommodation.

Facilities

Bedrooms :

Birch : 3 Bunks / 6 Beds
Hawthorn : 3 Bunks / 6 Beds
Oak : 1 Bunk / 2 Beds
Rowan : 3 Bunks / 6 Beds
Sycamore : 1 Bunk and 1 Single / 3 Beds

All bedrooms are heated via electric radiators. Power is provided via an electricity card system (pre-purchased).

Sitting Room :

Informal area with sofas and books with a wood burning stove. This room is also heated by a storage heater. The electricity card meter is situated in the cupboard in this room.

Kitchen :

2 electric cookers, 2 fridges, freezer, 2 kettles, microwave oven, grill, crockery, cutlery, pots and pans.

Dining Room :

Dining tables to seat 10-12 with additional tables available in the activity room which can be set up to seat larger groups. Electric fire.

Activity Room :

A bright large room with sofas, games (in the chest), a CD player/radio and a picture window looking out to patio area. This can be fully opened in nice weather. Can be used for dining. Heated by 2 electric radiators

Boot Room :

Tiled room with benches, racks and hanging areas to dry wet clothing and footwear. Heated by an electric radiator. Vacuum cleaner & mop stored in cupboard.

Laundry Room :

Tiled room with sink, washing machine and tumble dryer. Additional space to dry clothing.

Hallway :

Pay phone available - Tel: 01260 227612

Toilets and Showers :

There is a w/c with basin off the main entrance hall as well as a shower room with basin & w/c. Upstairs there is another separate w/c with basin and a shower room with basin & w/c.

Quiet Room :

Upstairs at the back of the house there is quiet area with a sofa, children's books and easy chairs with a large window overlooking the valley. Binoculars are available for use.

Outside :

To the front of the cottage there is a gravel parking area suitable for up to 8 cars.

A path runs all around the cottage giving access to the three front entry doors and the concertina doors at the rear. Here there is a patio area with benches, a barbecue area (bring your own charcoal) and a fire pit.

If the fire pit is lit, a responsible adult must **always** be in attendance. The cottage must NEVER be left unattended until the fire has been fully extinguished.

There is a fenced area close to the house for children's safety. Beyond is a large sloping field running down to the River Dane, children must be accompanied at all times for their own safety.

Visitors should bring

Boots/wellingtons for outside and some clean footwear for inside.

Entertainment - there is no wi-fi, mobile phone signal or TV
Food and drink supplies. The nearest shops are in Leek (around 10 miles/30 minutes away)

Washing up liquid, Soap/shampoo

Cleaning products (not bleach due to septic tank)

Refuse sacks, Toilet paper

Wood for the fire pit and wood burner (if using)

Sleeping bags, bedding (A pillow, pillow protector and blanket are supplied for each bed)

Towels & bath mats

Washing machine powder / liquid if you wish to use the laundry facility

Electricity cards will be supplied with your door key code.

Electrical Equipment

Guests are not permitted to bring their own mains operated electrical equipment to Back Dane unless it has an up to date PAT testing label on it. Four mains USB chargers are provided in the dining and sitting room for guests' use. Electrical equipment should not be left plugged in.

On arrival

Please use the boot room door (signed) when entering the cottage with muddy or wet footwear. This will enable you to remove any footwear before entering the main cottage,

Switch on the hot water (the switch is in the hallway near the downstairs shower room).

Check through the whole cottage to familiarise yourself with the layout and fire exits, note the fire evacuation procedure in the book on the hall table.

If there is any mess or you find anything broken please make a note/take a photo and send in details with your payment after the visit. This will help us track down users who do not respect Back Dane.

Switch on the fan storage heater for heat in the living room and dining room (the switch is between the two rooms with thermostat).

Switch on any bedroom, activity room or boot room heaters you require, check nothing is touching the heaters.

Check how much credit (if any) is left on the meter. If needed add credit by inserting cards purchased and supplied with the key code. The cards are inserted and removed – you will see the amount register on the digital display.

Please keep the gate shut to avoid sheep coming into the Back Dane garden.

On departure

Check out time is noon unless alternative arrangements have been made beforehand.

Prior to departure please make sure that you have packed and taken all of your belongings. Put the furniture back in its original location and please also check the following:

Kitchen

Clean counter tops, grill, cookers (including inside).

Clean sinks and draining boards, fridges (with a cloth, not a scouring pad)

Put all cooking utensils, cutlery and crockery away in their correct places

Remove and take away rubbish sacks and all of your own food (there is no rubbish collection at Back Dane)

Wash the floor

Sitting Room

Tidy anything that has been moved. Vacuum, tidy furniture

Dining Room

Vacuum floor, clean table tops arrange chairs around the table.

Activity Room

Stack the plastic chairs (up to 5 high), wipe down tables, mop floor, tidy games away. Remove any rubbish

Boot Room

Remove all belongings, mop the floor

Laundry

Wipe down sink and worktop, mop the floor

Remove all laundry, check inside the machines

Remove any rubbish

Bedrooms

Remove all belongings, check under beds. Vacuum the floors. Fold blankets and leave one per bed along with a single pillow in a pillow protector.

Quiet Room

Tidy away books, replace binoculars and vacuum.

Stairs/Hallways

Vacuum stairs and upstairs corridor, mop hallway

Toilets and Showers

Remove surplus toiletry items (leave the liquid soap dispensers). Clean basins and toilets. Wash floors.

Finally

Clear up and transfer any rubbish to your vehicles.

All heaters, lights and hot water turned off.

All doors (including the fire exit door upstairs) must be closed, windows shut and the main gate closed.

Return the key to the key safe outside and rotate the combination code dial.

ATTENTION Group Leaders!

Water at Back Dane is from a spring-fed well and is passed through a treatment system, which is checked at required intervals by the environmental health agency. In times of low rainfall it is very important to conserve water by limiting toilet flushes, showers etc. If you encounter a problem with the water please contact Alison Weston on 01260 227636.

The sewerage system is via a septic tank, which is sensitive to certain chemicals, so we ask groups not to use strong disinfectants or bleach as this can adversely affect the system's operation. Also do not put any products down the toilets except for toilet paper.

The mains electricity supply is backed up by an emergency battery lighting system should the mains power fail. Lighting and fridges/freezers will not switch off when credit runs out on the card meter.

No more than 23 people are allowed in the building. Spot checks may be conducted.

Any groups leaving the building in a poor state will not be allowed back and the deposit will be retained.

Winter weather warning

During winter months it is **VERY ADVISABLE** to keep a close eye on the weather forecasts. If there is any risk of snow please take your vehicles to Danebridge and walk back up the footpath to Back Dane (around 15 minutes). Following snow you may not be able to drive up the steep track from the cottage and could become stranded.

Responsibilities

Groups should include people sufficiently mature and able to cope with emergencies and take responsibility for care of the cottage. **Please ensure that NOTHING is hung on the storage heater or radiators as this poses a fire risk.**

If the payphone is not working please report it to Alison Weston (01260 227636) as soon as possible as this may be a lifeline for someone in trouble at the cottage. There is no mobile signal at Back Dane so you must go up the hill to make a mobile call.

Please allow plenty of time to clean the cottage thoroughly before you depart.

Weapons (eg air rifles, crossbows) are not allowed at Back Dane. Fireworks, Chinese lanterns and drones are also not allowed due to the proximity of neighbours' farm animals.

Do not climb on the dry stone walls (as these can collapse).

Do not leave wet items in the washing machine and do not leave the tumble dryer running when you are not in the building.

All visitors are strongly advised to purchase their own comprehensive travel insurance that includes personal accident and personal belongings cover for the duration of their stay. The **Beasley Back Dane Trust does not provide insurance for personal accident, personal property loss, third party claims or for vehicle accidents.**

Smoking or vaping is not allowed in the cottage and please don't bring or light candles.

Dogs are not allowed at Back Dane.

Children must not be left without adult supervision.

Smoke detectors are fitted and these should under no circumstances be tampered with. Fire doors are marked with signs and should be closed at all times. Please ensure your party familiarises themselves with the fire escape routes, fire assembly point by the main gate and the location of fire extinguishers.

Rubbish

There is no refuse collection from Back Dane so plan beforehand for this. All rubbish must be taken away with you. Local refuse and recycling centres are listed in the Back Dane folder. Please only put appropriate materials on the fires – not glass, tins, plastic etc.

Access and parking

Access to Back Dane is via a private track, which is shared with local residents. Drive at a slow speed (around 10 mph) and watch out for farm animals. Please use as few vehicles as possible eg by car sharing and to try to use the track only when necessary to help relations with our neighbours.

Vehicles must NEVER be parked/left on any of the tracks. Farm vehicles and other residents use these tracks at all times. In freezing weather stop before the steepest part of the track after the second cattle grid and check ahead for ice on the road.

Payphone

A payphone is provided in the entrance hall. It takes 10, 20 and 50 pence pieces as well as new pound coins. The number of the phone is 01260 227612.

Arrival and departure times

Arrival time is after 4pm and departure time is noon. This enables spot checks to be made by Back Dane volunteers. If you need to change these times please email us at backdane@gmail.com and we will accommodate where possible.

Local places of interest

- Hanging Stone with wide reaching views, Castle Rock and Lud's Church - a deep ravine in the rocks.
- Gradbach Mill (hotel & summer cafe).
- The Roaches - ideal for rock climbing & abseiling.
- Shutlingsloe & Macclesfield Forest, the pointed hill visible over the river from Back Dane
- Danebridge fisheries for fishing and buying trout.
- Blaze Farm on the A54 at Allgreave, which has a café, a nature trail and home made ice cream.
- The Ship Inn, Wincle, Rose & Crown Allgreave, Lazy Trout, Meerbrook (all of which serve good food).
- Wincle brewery which includes a shop for sampling as well as purchasing coffee, ice cream etc.
- Swimming baths in Leek also the recreation park and swimming baths in Buxton
- Tittesworth Reservoir and Visitor Centre for circular walk.
- Rudyard Lake for narrow gauge railway, boating and café.
- Local towns are Leek, Buxton, Congleton & Macclesfield. The nearest large supermarket is Sainsbury's in Leek and there is also a petrol station nearby.