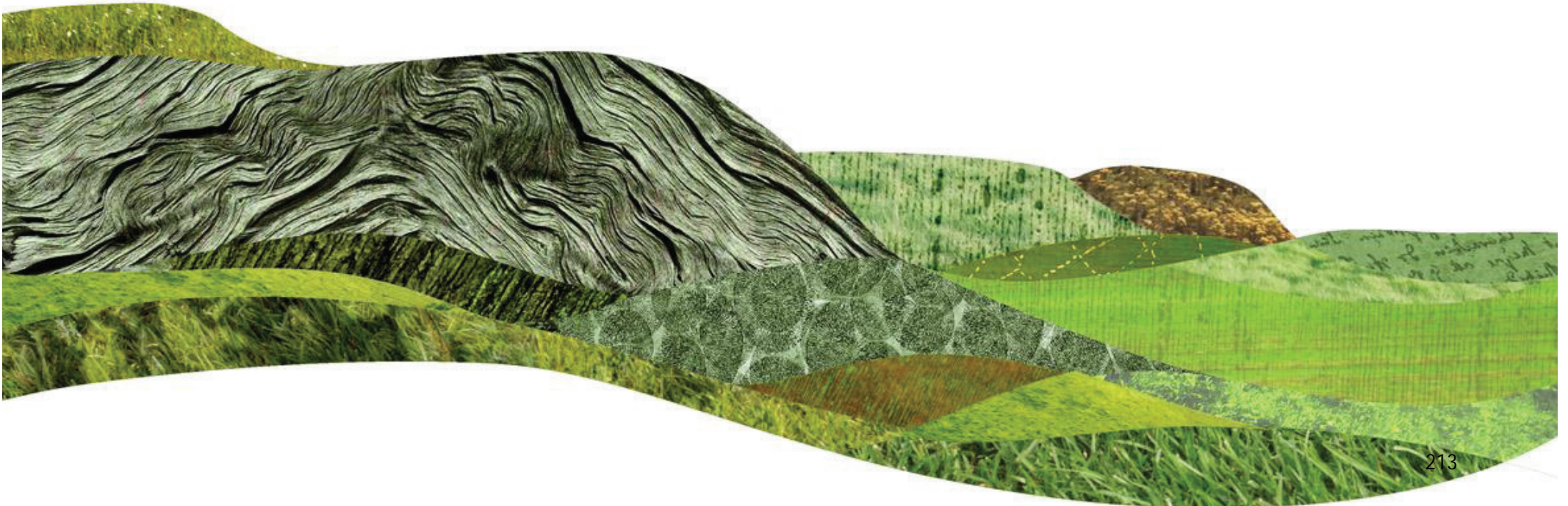


1: APPROVAL & FUNDING

# Expression of Interest

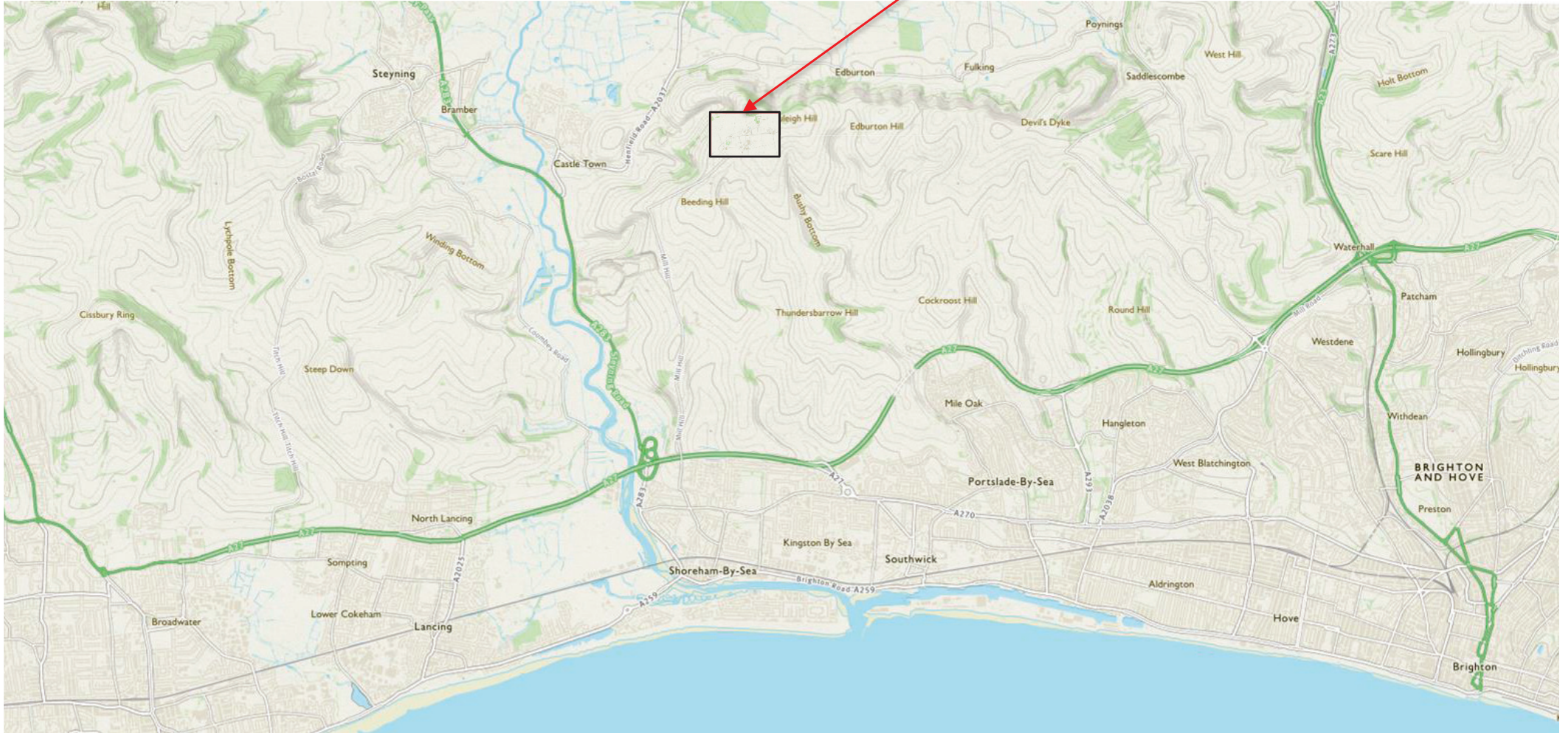
Development of YHA Truleigh Hill

<Medium Project>

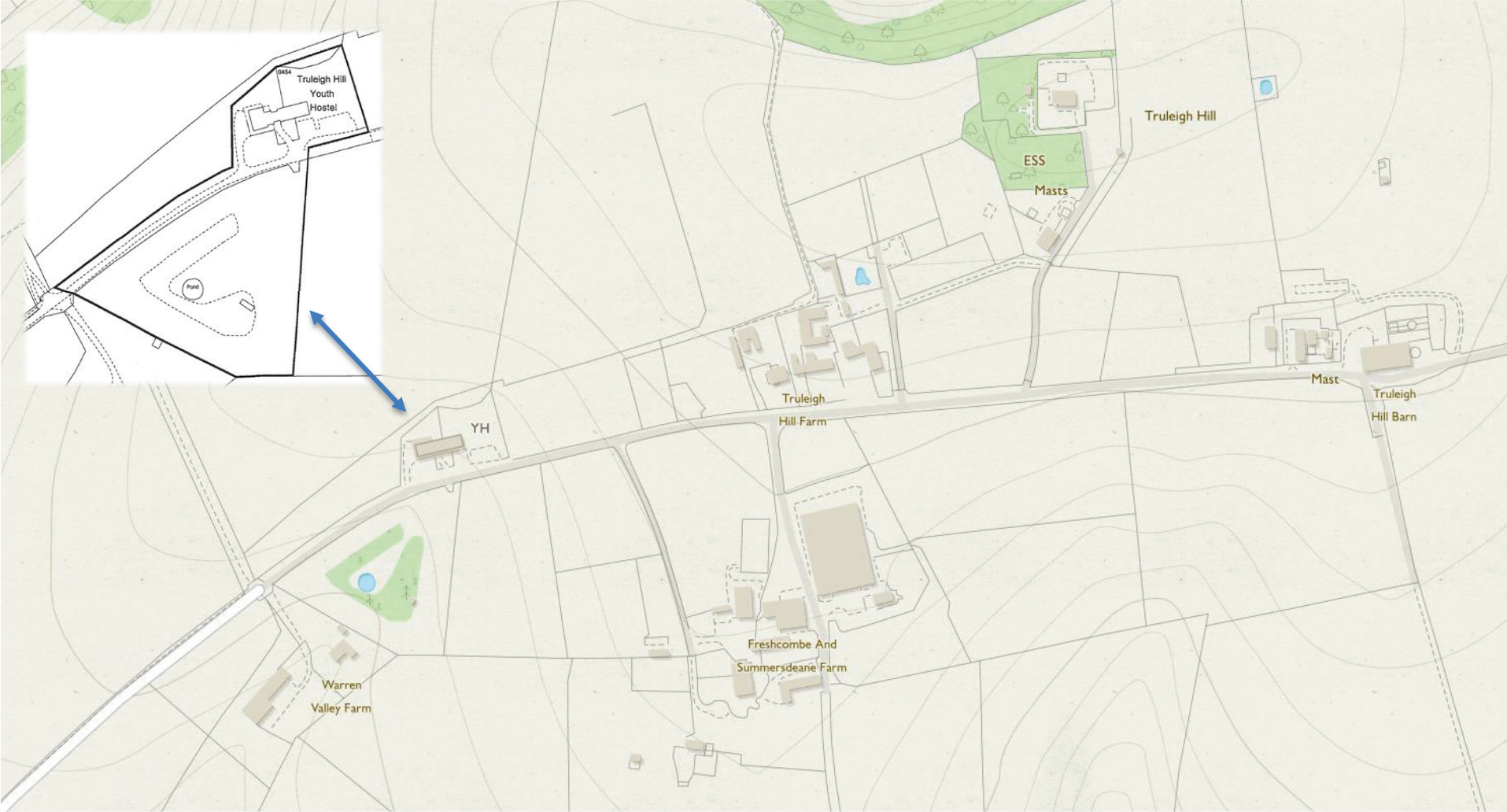


# Location – Truleigh Hill

# SOUTH DOWNS NATIONAL PARK



# Local Map



# Project Need

Include brief background information and explain why the project is needed

Current issue	How this project will address the issue
<p>Building is inaccessible to wheelchair users and has no facilities for other visitors with disabilities.</p> <p>The newly installed accessible trail around the dewpond is not supported by any disabled facilities in the building.</p> <p>These shortcomings currently deter visitors with disabilities particularly those using wheelchairs from visiting Truleigh Hill.</p>	<p>3 disabled parking places will be created at the front of the hostel with an access ramp to the main entrance. A ground floor wheelchair accessible toilet and shower will be installed adjacent to the main entrance, available at all times even when the hostel is closed.</p> <p>A downstairs seating area with a call system will be created so that refreshments can be delivered by staff from the upstairs café. A hearing loop system will be installed in the reception/café area for those with hearing impairments. New signage will aid movement around the building.</p> <p>Two new ensuite bedrooms will provide privacy for guests with ambulant disabilities. Vibrating pillow alarms will provide emergency warning for those who cannot hear the fire alarm.</p> <p>New dog friendly facilities will improve access for people travelling with assistance dogs. A wheelchair accessible path will also be created around the building.</p> <p>YHA Website will communicate the level of access provision enabling visitors to make informed decisions about suitability of access.</p> <p>These changes will provide the supporting facilities for wheelchair users to use the new accessible trail which takes in the views of the landscape, the dewpond, pond-dipping platform and butterfly bank.</p> <p>Other opportunities to support visitors with disabilities and improve their experience will continue to be explored as the building specification is further defined.</p>



# Project Need

Include brief background information and explain why the project is needed

Current issue	How this project will address the issue
<p>The whole building must be blanket booked for vulnerable groups, regardless of the number of guests, due to safeguarding. This means that the building is often not performing to capacity.</p>	<p>Security will be improved (including an electronic door locking system) to ensure safeguarding measures are in place for school, youth and vulnerable groups so that they can use the hostel at the same time as other groups and members of the public.</p> <p>Existing accommodation and catering facilities will also be refurbished to improve the visitor experience</p>
<p>Limited range and quality of accommodation.</p>	<p>2 new family stargazing pods will be constructed to complement the 2 bell tents to cater for more varied customer experiences and to support enjoyment of the Dark Night Skies and winter tourism.</p>
<p>The external appearance of the building detracts from the overall character and appearance of the National Park.</p>	<p>The external appearance of the building will be softened with wooden cladding helping the building to sit better within the landscape. The grounds will be improved with landscaped pathways and improved car parking.</p>



# PMP Outcomes

## What PMP outcomes will the project meet?

Outcome no.	Outcome description
Outcome 5	Outstanding visitor experiences are underpinned by a high quality access and sustainable transport network providing benefits such as improved health and wellbeing
Outcome 6	There is a widespread understanding of the special qualities of the National Park and the benefits it provides.
Outcome 10	A diverse and sustainable economy has developed which provides a range of business and employment opportunities



# Project Summary

## Overall Vision

- YHA Truleigh Hill is a modern hostel which exceeds the expectations of visitors and is accessible to a wide audience. It is a hub for the local community as well as a base to learn about and explore the South Downs National Park.

## Project Objective

- To provide facilities for wheelchair users and people with other disabilities to enjoy a visit to Truleigh Hill YHA or to access it whilst using the South Downs Way.
- A wider range of visitors can be accommodated at the same time, increased number of visitors and repeat visits. More and longer overnight stays has a positive economic impact on the National Park and maximises the use and viability of the hostel.
- Truleigh Hill YHA will become a hub where visitors can find out more about the special qualities of the South Downs National Park. This is supported by a separate interpretation project which will be delivered after the refurbishment – approx. £10,000 of interpretation
- Better safeguarding facilities for school, youth and vulnerable groups who often use the site for educational purposes.
- Greater use by the local community and those using the South Downs Way.
- Improved visitor experience and guest feedback as facilities exceed expectations.
- Improved building aesthetics



# Project Partners

- YHA ( England and Wales)
- South Downs National Park Authority
- West Sussex County Council

# Project Duration and Timing

- Currently in the fundraising and planning phase. The next phase will commence with procurement and the project will be delivered 8 months from start of tendering process.
- SDNPA is supporting the fundraising and planning phase. Phillip Paulo's work will inform and support the project throughout the duration of the project
- Seasonality/timing information
  - Fundraising phase: March – October 2019 (8 months)
  - Tendering process: September - October 2019 (2 months)
  - Build phase: November 2019 – March 2020 (5 months)
  - Fit out /preparation to open: April 2020 (1 month)





# Project Resource

Resource	Description
<b>Estimated total cost of project:</b>	£370,000
<b>Amount requested from SDNPA:</b>	£70,000
<b>Match funding from partners/grants?</b>	YHA - £200,000 & other funding sources £100,000
<b>SDNPA Staff Resource:</b>	
<b>Who?</b>	Mark Rose - fundraising support & guidance Phillip Paulo - community consultation & guidance
<b>Staff time required?</b>	Mark Rose 0.1 FTE = half day per week Phillip Paulo 0.2 FTE = one day per week
<b>Staff cost?</b>	
<b>Has this been approved?</b>	Yes



# Project Risks and Mitigation

- **Fundraising target not reached** – work in collaboration with SDNPA to ensure funding bids are of the highest quality and all identified opportunities are approached. Reduce specification to align with budget if target is not reached.
- **Cost is over-budget** – the building works programme will be costed by YHA's building surveyor supported by the professional consultant team which includes a quantity surveyor and project manager. The building work will be competitively tendered to achieve best value. 5% contingency will be built into the budget.
- **Changes to project brief** – Detailed brief will be agreed with partners and a change control procedure will be used to manage any deviation from the brief. The contingency is available for any unforeseen work. New opportunities which come to light from the wider Truleigh Hill project can form a second phase of work to be undertaken at a later date.
- **Project timeline overruns** – the selected contractor will build flexibility and contingency into the construction phase. Good fundraising opportunities have been identified.



# Project Legacy

- YHA will retain responsibility of the hostel for, at least, the remaining 55 years of the lease, with no ongoing operational support required from SDNPA. The long term viability of the site will be vastly improved.
- A great improvement to accessibility and facilities in a relatively inaccessible part of the Downs adjacent to the South Downs Way where few facilities exist.
- Greater appeal to a wider customer audience who increasingly seek different types of accommodation such as stargazing pods.
- Sustainable tourism - longer stays and more visitors will have a positive impact on the economy of the National Park, safeguard and create jobs, and sustain local communities.
- A hub for the local community and for visitors to learn about and explore the National Park. YHA specifically caters for the needs of young people, educational and leisure/activity groups.
- This project will set the foundations and enable opportunities for the broader Truleigh Hill Landscape project led by Phillip Paulo – this partnership work will continue and opportunities for creating a dedicated volunteer group are currently being investigated.



