



K FELLFARERS HIGH HOUSE DEVELOPMENT PLAN - 2009

1. Purpose

The purpose of this Plan is to help create a common understanding of the development of High House between club members.

2. Development Plan Review

The Plan is reviewed and amended annually by the committee and is presented to the A.G.M. for information.

3. Scope

The plan has two main sections to cover short term (broadly, the next 12 months) and long term development. Within each of these, there are sub-sections as follows -

- Internal equipment.
- Internal construction.
- External construction.
- Grounds

4. Guidelines

- 4.1 High House is a mountain hut, and facilities and finishes should be appropriate to this.
- 4.2 High House is used by a wide range of groups who require an increasingly higher standard of accommodation.
- 4.3 The possible use of High House by people with disabilities should be considered when each development is considered
- 4.4 The environmental impact of development should be considered at the planning stage.
- 4.5 Significant developments require the approval of the National Trust

5. Short term development plan

5.1 *Internal equipment.*

- 5.1.1 Replace the bookcase
- 5.1.2 Provide storage for children's toys, puzzles etc.

5.2 *Internal construction.*

- 5.2.1 Carry out improvements to the ladies' washroom and fire escape
- 5.2.2 Replace the internal wall lining behind the bookcase

5.3 *External construction.*

- 5.3.1 Rebuild the rear external corner of the men's dormitory.

5.4 *Grounds.*

- 5.4.1 Rebuild the water intake dam.
- 5.4.2 Complete the ground-works around the fire-pit.
- 5.4.2 Improve the escape route from the ladies washroom

6. Long term development plan

6.1 *Internal equipment*

- 6.1.1 Increase, where appropriate, items of interest- photos, maps, etc
- 6.1.2 Provide a secure place for more valuable library items.

6.1.3 Assess the lighting requirements in all rooms. Improve lighting where appropriate.

6.2 Internal construction

6.2.1 Improve structure to meet Government guidelines - Fire Safety in Sleeping Accommodation

6.2.2 Upgrade plumbing fittings and pipework, including the installation of isolation valves.

6.2.3 Replace kitchen/common room door

6.2.4 Improve provision for clothes hanging and storage in dormitories.

6.2.5 Upgrade men's washroom.

6.2.6 Improve sound insulation between floors

6.3 External construction

6.3.1 Consider the construction of a porch on the front elevation.

6.3.3 Consider the provision of a fixed barbeque area

6.4 Grounds

6.4.1 Remove / reuse stone rubble

6.4.2 Rebuild stone walls where necessary

6.4.3 Upgrade boundaries where possible

6.4.4 Increase and improve tree and shrub planting.

6.4.5 Improve ground drainage where appropriate

December 2008