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# CAIRNGORMS NATIONAL PARK AUTHORITY

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## OUTCOME OF CALL-IN Call-in period: 12 February 2018 2018/0051/DET to 2018/0059/DET

I. The CNPA has delegated responsibility to the CNPA Head Planner, to make Call-in decisions.

### PLANNING APPLICATION CALL-IN DECISIONS

<b>CNPA ref:</b>	<b>2018/0051/DET</b>
<b>Council ref:</b>	APP/2018/0184
<b>Applicant:</b>	Mr And Mrs Cross
<b>Development location:</b>	Land To South Of Craigview, Cluniebank Road, Braemar
<b>Proposal:</b>	Erection of dwellinghouse and garage
<b>Application type:</b>	Detailed Planning Permission
<b>Call in decision:</b>	<b>NO CALL-IN</b>
<b>Call in reason:</b>	N/A
<b>Planning History:</b>	There is no recent planning history.
<b>Background Analysis:</b>	Proposal is for full planning permission for the erection of a one and a half storey dwelling with detached double garage. The house will be finished with part grey wet dash and part timber cladding and a slate roof. Type 2: Housing – up to two residential units out with a settlement and is not considered to raise issues of significance to the collective aims of the National Park.

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<b>CNPA ref:</b>	<b>2018/0052/DET</b>
<b>Council ref:</b>	18/00357/FUL
<b>Applicant:</b>	Forestry Commission Scotland
<b>Development location:</b>	Glenmore Visitor Centre, Glenmore, Aviemore, Highland
<b>Proposal:</b>	Installation of windows and doors
<b>Application type:</b>	Detailed Planning Permission
<b>Call in decision:</b>	<b>NO CALL-IN</b>
<b>Call in reason:</b>	N/A
<b>Planning History:</b>	Recent planning history includes: <ul style="list-style-type: none"><li>• Accessibility improvements including provision of a new accessible parking area and replacement entrance doors to comply with DDA (10/04636/FUL). Approved by Local Authority.</li></ul>
<b>Background Analysis:</b>	Proposal is for full planning permission for works to form new window and door openings into existing building walls at Forestry Commission Visitor Centre Glenmore, Speyside. Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Proposal is not considered to raise issues of significance to the collective aims of the National Park.

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<b>CNPA ref:</b>	<b>2018/0053/DET</b>
<b>Council ref:</b>	17/05550/FUL
<b>Applicant:</b>	Wireless Infrastructure Group
<b>Development location:</b>	Land NW Of Nethy Bridge Waste Water Treatment Works, Station Road, Nethy Bridge
<b>Proposal:</b>	Installation of 30m lattice communications tower, antennas, ground-based apparatus and ancillary development (to replace existing consent 17/00740/FUL)
<b>Application type:</b>	Detailed Planning Permission
<b>Call in decision:</b>	<b>NO CALL-IN</b>
<b>Call in reason:</b>	N/A
<b>Planning History:</b>	Recent planning history includes: <ul style="list-style-type: none"> <li>• Installation of 30m communications tower, antennas, ground based equipment &amp; ancillary development within a fenced compound (17/00740/FUL). Approved by Local Authority.</li> </ul>
<b>Background Analysis:</b>	Proposal is for full planning permission for the installation of a 30m high lattice communications tower, antennas, ground based equipment and ancillary development within a fenced compound. A planning application for the proposal was approved in February 2017 and this application seeks to amend the location to 50m west of the original site. Type: Other – Proposal is for the installation of communication infrastructure on the edge of Nethy Bridge and is not considered to raise issues of significance to the collective aims of the National Park.

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<b>CNPA ref:</b>	<b>2018/0054/DET</b>
<b>Council ref:</b>	APP/2018/0182
<b>Applicant:</b>	Mrs Sandra Stewart
<b>Development location:</b>	2 School Road, Braemar, Aberdeenshire, AB35 5ZS
<b>Proposal:</b>	Installation of Replacement Windows and Door (Retrospective)
<b>Application type:</b>	Detailed Planning Permission
<b>Call in decision:</b>	<b>NO CALL-IN</b>
<b>Call in reason:</b>	N/A
<b>Planning History:</b>	Recent planning history includes: <ul style="list-style-type: none"> <li>• Conversion of Existing Gift Shop to Dwellinghouse (APP/2009/0967). Approved by Local Authority.</li> <li>• Alterations to Dwellinghouse and Bothy (APP/2009/1057). Approved by Local Authority.</li> <li>• Removal of Condition 12 (Boundary Wall) of Planning Permission Reference APP/2009/0967 (APP/2011/3244). Refused by Local Authority.</li> <li>• Change of use to holiday let (APP/2017/1886). Application returned by Local Authority.</li> </ul>
<b>Background Analysis:</b>	Proposal is for retrospective detailed planning permission for the replacement of timber framed door and windows with UPVC double glazed door and windows. The dwelling is within a conservation area. Type 2: Householder developments – small developments that need planning permission. Proposal is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2018/0055/DET  
**Council ref:** 18/00003/FUL  
**Applicant:** Mr Raymond Morris  
**Development location:** Taigh Nam Feorag, West Terrace, Kingussie, Highland  
**Proposal:** Erection of replacement conservatory  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes:

- Extension to house to form utility room (08/00043/FULBS). Approved by Local Authority.

**Background Analysis:** Proposal is for full planning permission for the replacement of an existing conservatory with a new dining room / sun room extension. The extension will be finished with textured render exterior with slate roof to match existing house. Type 2: Householder developments – small developments that need planning permission. Proposal is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2018/0056/DET  
**Council ref:** 18/00326/FUL  
**Applicant:** Mr C And H Joiner  
**Development location:** The Bothy, Pityoulish, Aviemore, Highland  
**Proposal:** Conversion of 1st Floor Store above and adjoining store to become part of existing dwelling  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes:

- Extend into adjoining store and loft conversion. Enlargement of porch, creation of balcony and enlarge 1st floor door opening (16/04186/FUL). Application withdrawn.

**Background Analysis:** Proposal is for full planning permission for amendments to the Bothy, Pityoulish. This includes extending existing residential property into adjoining store and loft conversion. In addition, the proposal will enlarge the porch, create a balcony and enlarge first floor door opening. Type 2: Householder developments – small developments that need planning permission. Proposal is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2018/0057/DET  
**Council ref:** 18/00128/FLL  
**Applicant:** Mr Nigel Johnston  
**Development location:** Land 40 Metres East Of Dalhenzean, Glenshee  
**Proposal:** Alterations to vehicle access and associated works  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** There is no recent planning history.  
**Background Analysis:** Proposal is for full planning permission for alterations to junction for access for Compass Christian Centre. The proposal intends to widen the junction to improve safety for larger vehicles (buses) turning into the junction. Type: Other – proposal is for minor junction improvements and is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2018/0058/DET  
**Council ref:** 18/00282/FUL  
**Applicant:** Mr Fraser Clyde  
**Development location:** Land 35M NE Of The Cottage, Drumguish, Kingussie  
**Proposal:** Erection of house with home office  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** There is no recent planning history.  
**Background Analysis:** Proposal is for full planning permission for the erection of a two bedroom single storey cottage to provide accommodation for home care assistant and home office within the curtilage of Drumguish, Kingussie. Type: Housing – up to two residential units outside a settlement. Proposal is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2018/0059/DET  
**Council ref:** 18/00488/FUL  
**Applicant:** Mr And Mrs W Sellars  
**Development location:** The Limes, Woodside Avenue, Grantown-on-Spey, Highland  
**Proposal:** Formation of 2 extensions and replacement of existing single garage with a double garage  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** There is no recent planning history.  
**Background Analysis:** Proposal is for full planning permission for formation of two one and a half storey extensions to match existing property and the replacement of existing single garage with a one and a half storey double garage. The application includes repositioning vehicular access directly off Woodside Avenue. The extensions will be finished in a smooth harling render, natural stone, timber linings and concrete roof tiles to match the existing property. Type 2: Householder developments – small developments that need planning permission. This application is not considered to raise issues of significance to the collective aims of the National Park.

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## **REPRESENTATIONS TO THE CNPA**

**For the purpose of clarity electronic submissions must be received by midnight on the 28th day from Call-In and submission made by post must be received at the CNPA reception desk by 5pm on the 28th day from Call-In.**

**For a full explanation of Type 1 and Type 2 Developments, please view the following CNPA Advice Note on our website**  
[http://cairngorms.co.uk/uploads/documents/Park%20Authority/Planning/advice/notes/20140609\\_PAN\\_applying\\_for\\_planning\\_permission.pdf](http://cairngorms.co.uk/uploads/documents/Park%20Authority/Planning/advice/notes/20140609_PAN_applying_for_planning_permission.pdf)