
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN Call-in period: 4 July 2016 2016/0240/DET to 2016/0247/LBC

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref:	2016/0240/DET
Council ref:	APP/2016/1815
Applicant:	Mr And Mrs R Sharp
Development location:	Glenbardie House, 42 Braemar Road, Ballater Aberdeenshire
Proposal:	Installation of Steel Railings and Gates
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	<p>Recent planning history includes:</p> <ul style="list-style-type: none">- Erection of new steel gates and railing, formation of new opening, rebuilding of existing opening and change of use of ancillary structure to independent dwellinghouse (APP/2014/2642)- Subdivision of feu to create independent dwellinghouse and formation of access (APP/2013/2590)- Installation of rooflights and canopy (APP/2009/2441)- Various alterations and extensions to former bothy ancillary to dwellinghouse between 2008 and 2010 (APP/2010/1071, APP/2010/1213, APP/2009/2440, APP/2008/1889, APP/2008/1556)- Various tree works <p>All decided by the Local Authority.</p>
Background Analysis:	Proposal is for the installation of steel railings and gates to replace cast iron railings which have been removed from front wall elevation. Type 2: Householder developments – small developments that need planning permission. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2016/0241/LBC
Council ref: APP/2016/1816
Applicant: Mr And Mrs R Sharp
Development location: Glenbardie House, 42 Braemar Road, Ballater Aberdeenshire
Proposal: Installation of Steel Railings and Gates
Application type: Listed Building Consent
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:
- Erection of new steel gates and railing, formation of new opening, rebuilding of existing opening and change of use of ancillary structure to independent dwellinghouse (APP/2014/2642)
- Subdivision of feu to create independent dwellinghouse and formation of access (APP/2013/2590)
- Installation of roof lights and canopy (APP/2009/2441)
- Various alterations and extensions to former bothy ancillary to dwellinghouse between 2008 and 2010 (APP/2010/1071, APP/2010/1213, APP/2009/2440, APP/2008/1889, APP/2008/1556)
- Various tree works
All decided by the Local Authority.
Background Analysis: Proposal is for listed building consent for the installation of steel railings and gates to replace cast iron railings which have been removed from front wall elevation. Type 2: Listed building consent applications that involve minor external or internal changes. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2016/0242/DET
Council ref: APP/2016/1819
Applicant: Metropolitan Police
Development location: The Lodge House, Braemar Place, Ballater Aberdeenshire
Proposal: Installation of Oil Tank
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 a replacement domestic scale LPG tank. Type: Other. Not considered to raise issue of significance to the collective aims of the National Park.

CNPA ref: 2016/0243/DET
Council ref: 16/02807/FUL
Applicant: BT Openreach
Development location: Land 20M West Of, 25 Craigie Avenue, Boat Of Garten
Proposal: Installation of 1no DSLAM Cabinet
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 on behalf of Openreach for the installation of a DSLAM cabinet, forming part of the wider Next Generation Access programme for Superfast Broadband. Type 2 – Telecommunications / broadband cabinets. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2016/0244/DET
Council ref: APP/2016/1615
Applicant: PJ And I Stuart
Development location: Ledmacoy, Strathdon, Aberdeenshire AB36 8UJ
Proposal: Erection of Agricultural Polytunnel
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:
- Extension to agricultural building (APP/2012/2729) – Approved by Local Authority
- Erection of polytunnel (APP/2016/1617) – pending consideration
- Erection of 2 polytunnels (APP/2016/1400) – application returned
Background Analysis: Proposal is for the erection of an agricultural polytunnel to be used for housing sheep at existing farm. Type: Other – Agricultural structure related to existing farm and operations. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2016/0245/DET
Council ref: APP/2016/1836
Applicant: Roddy And Susan Stuart
Development location: Dalbrack Cottage, 15 Salisbury Road, Ballater Aberdeenshire
Proposal: Erection of Replacement Dwellinghouse
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:
Demolition of dwellinghouse (App/2016/1835) – Pending consideration
Background Analysis: Proposal is for the erection of a single dwellinghouse to replace an existing property damaged by flooding. A separate application for demolition of the existing property has been received by Aberdeenshire Council. Type 2: Housing – four or less residential units within a settlement. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2016/0246/DET
Council ref: APP/2016/1676
Applicant: Ms Nicole Gildea
Development location: Torbeg, Gairnshiel Lodge, Glen Gairn Ballater
Proposal: Erection of 6 Wooden Pods and Shower Block including Change of use of Land to form Campsite
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:
- Demolition of existing steading and erection of dwellinghouse and detached garage including change of use of land to domestic garden ground. (APP/2016/0601)
- Double-sided frontage sign for bed and breakfast (APP/2003/1320)
Both approved by the Local Authority
Background Analysis: Proposal seeks permission for change of use to form a small campsite within the grounds of an existing property which formerly operated as a bed and breakfast. Campsite is to comprise 6 small wooden pods, and bespoke toilet and shower units. Type 2: Small scale change of use involving tourism and leisure. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref:	2016/0247/LBC
Council ref:	APP/2016/1847
Applicant:	Mr And Mrs John Court
Development location:	Hayfield, 7 Linn O'dee Road, Braemar Aberdeenshire
Proposal:	Internal Alterations, External Renovations and Installation of Replacement Windows to Dwellinghouse
Application type:	Listed Building Consent
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	Recent planning history includes – Alterations and renovations to dwellinghouse, installation of roof light and replacement windows, erection of store and flagpole, alterations to driveway access gates, siting of oil tank and formation of patio area (part retrospective) (APP/2016/1846) – Pending consideration.
Background Analysis:	Proposal seeks listed building consent for internal and external alterations to existing dwellinghouse. Type 2: Listed building consent applications that involve minor external or internal changes. Not considered to raise issues of significance to the collective aims of the National Park.

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