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# CAIRNGORMS NATIONAL PARK AUTHORITY

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## OUTCOME OF CALL-IN Call-in period: 4 November 2024 2024/0283/DET to 2024/0293/DET

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

### PLANNING APPLICATION CALL-IN DECISIONS

**CNPA ref:** 2024/0283/DET  
**Council ref:** APP/2024/1726  
**Applicant:** Ms Dasha Mukhina  
**Development location:** 5 - 7 Victoria Road, Ballater, Aberdeenshire, AB35 5QQ  
**Proposal:** Alterations and change of use from shop (Class 1A) to dwellinghouse (Class 9)  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0284/LBC  
**Council ref:** APP/2024/1727  
**Applicant:** Ms Dasha Makina  
**Development location:** 5 - 7 Victoria Road, Ballater, Aberdeenshire, AB35 5QQ  
**Proposal:** Alterations and installation of balcony  
**Application type:** Listed Building Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Listed Building consent application that involve minor external or internal changes; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0285/DET  
**Council ref:** 24/02325/FUL  
**Applicant:** Dorback Management Partnership  
**Development location:** Drum Lodge, Dorback Road, Nethy Bridge, Highland  
**Proposal:** Use of property as short-term letting unit  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0286/DET  
**Council ref:** 24/01397/FLL  
**Applicant:** Mr and Mrs David and Jaki Stewart  
**Development location:** Land 35 Metres North of The Bothy, Spittal of Glenshee, Blairgowrie  
**Proposal:** Erection of holiday accommodation unit and associated works  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Other: Small scale development that needs planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0287/DET  
**Council ref:** 24/03580/FUL  
**Applicant:** Miss Jennie Shanks  
**Development location:** 6A Mitchell Road, Aviemore, Highland, PH22 1SH  
**Proposal:** Use of property as short-term letting unit and house  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0288/DET  
**Council ref:** 24/04214/FUL  
**Applicant:** Mr and Mrs William and Shirley-Anne Grant  
**Development location:** Chalet 7, Mains of Garten Farm, Boat of Garten, Highland  
**Proposal:** Erectin of replacement chalet  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Other: Small scale development that needs planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0289/DET  
**Council ref:** 24/04289/FUL  
**Applicant:** Mr Fraser McInnes  
**Development location:** Church of Scotland, Dell Road, Nethy Bridge, Highland  
**Proposal:** Installation of air source heat pumps  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Other: Small scale development that needs planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0290/DET  
**Council ref:** 24/03527/FUL  
**Applicant:** Mrs Valery Dean  
**Development location:** The Lazy Duck, Badanfhuarain, Nethy Bridge, Highland  
**Proposal:** Change of use from hostel to office space (retrospective)  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0291/DET  
**Council ref:** 24/04136/FUL  
**Applicant:** Mr and Mrs L Carruthers  
**Development location:** Glenbrae, Church Terrace, Newtonmore, Highland  
**Proposal:** Erection of replacement extension and garage and formation of decking  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Householder developments – small developments that need planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0292/DET  
**Council ref:** 24/03528/FUL  
**Applicant:** Mrs Jacqueline Cochrane  
**Development location:** 15 Paterson Road, Aviemore, Highland, PH22 1TN  
**Proposal:** Use of property as short-term letting unit  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0293/DET  
**Council ref:** 24/04384/FUL  
**Applicant:** Ms Hannah Patterson  
**Development location:** 6 Carn Dearg, Aviemore, Highland, PH22 1LQ  
**Proposal:** Use of property as short-term letting unit  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the 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)