

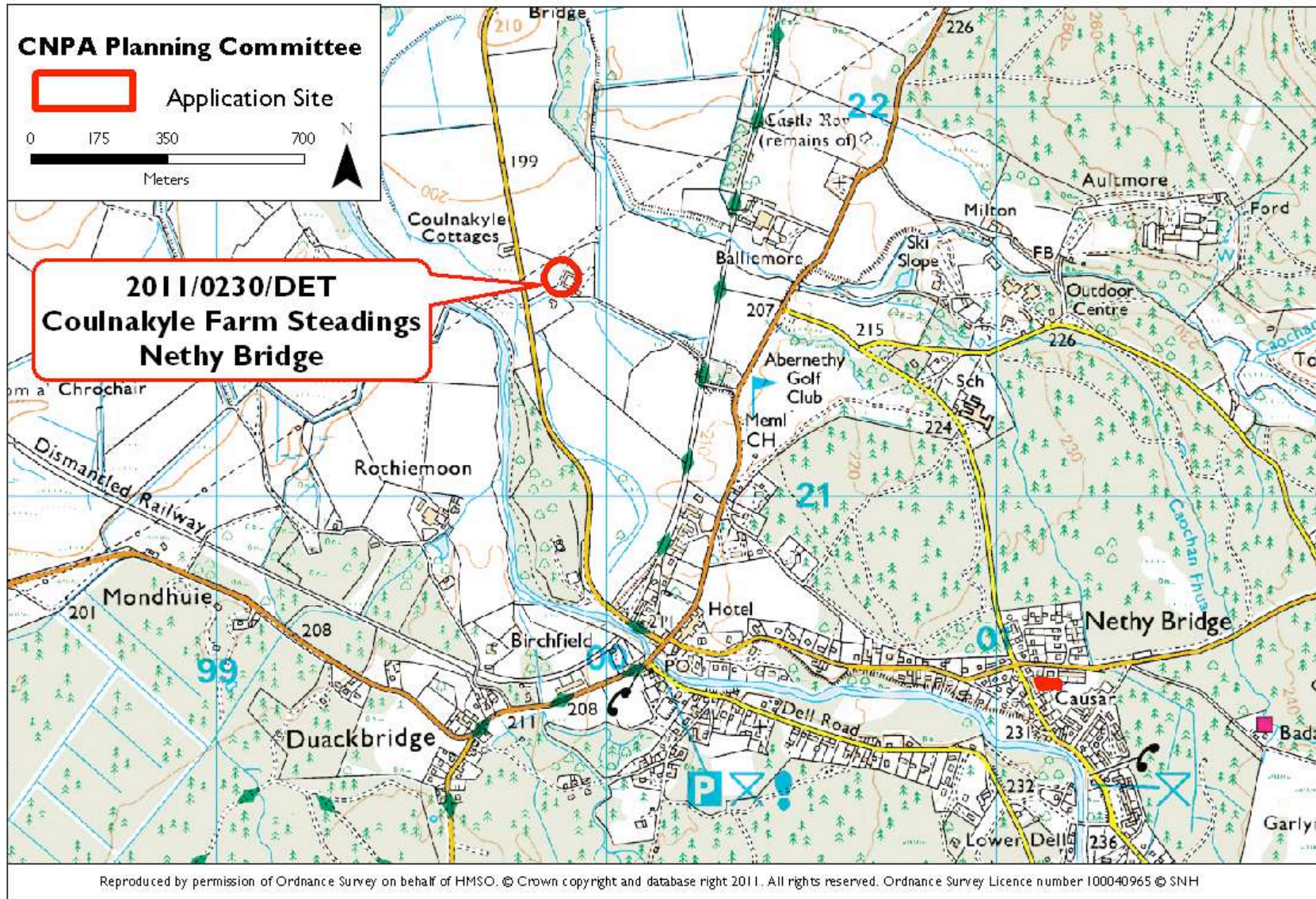
Proposed floor plan

**KEY POINTS**

- Proposal is for change of use of former shop to food and drink café/bar use.
- Physical changes largely internal, no changes to front elevation
- Minor change of use from one commercial use to another at site within Ballater

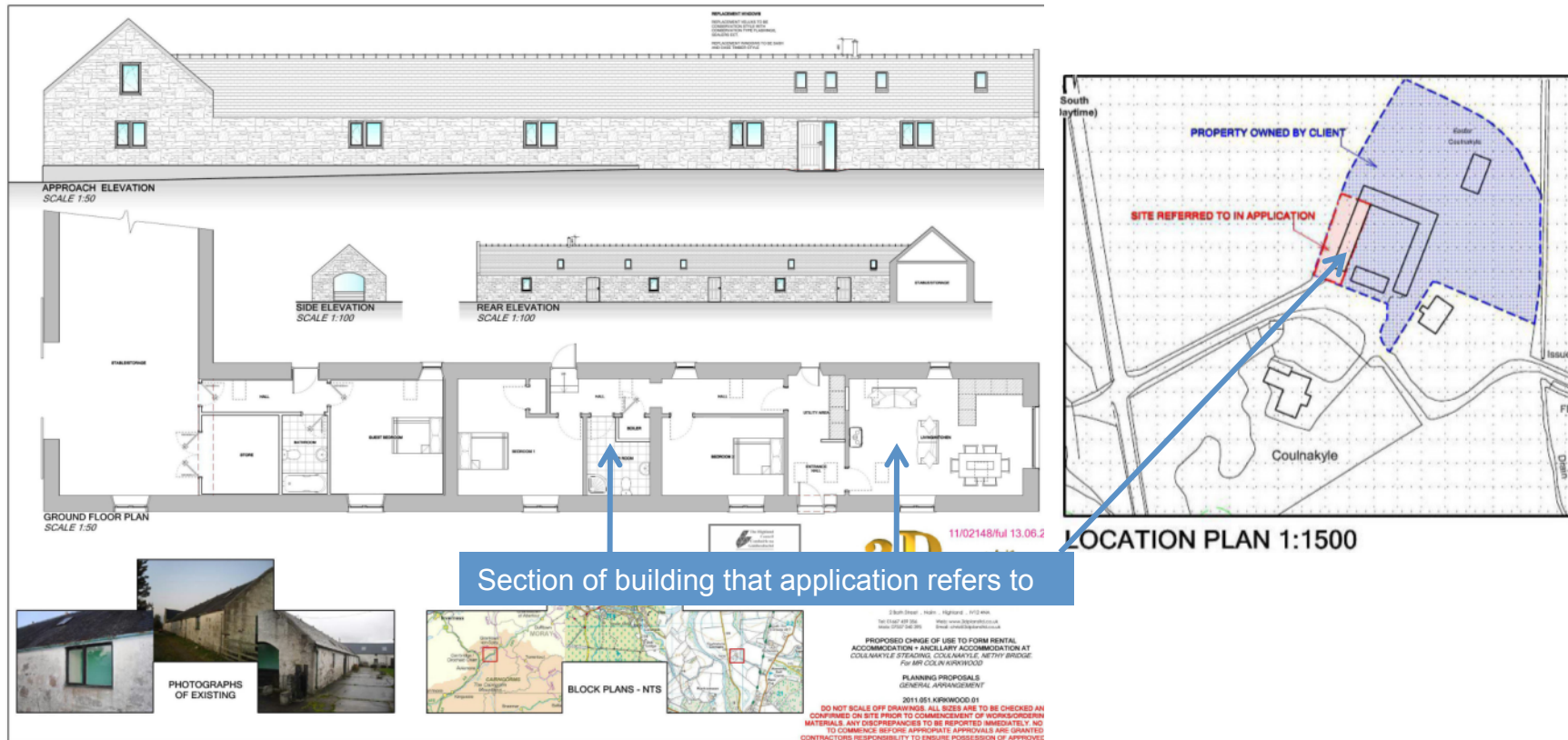
**RECOMMENDATION: NO CALL-IN**

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Application under Section 42 for the removal of condition 6 of 10/00001/  
 FULBS  
 Applicant: Mr Colin Kirkwood



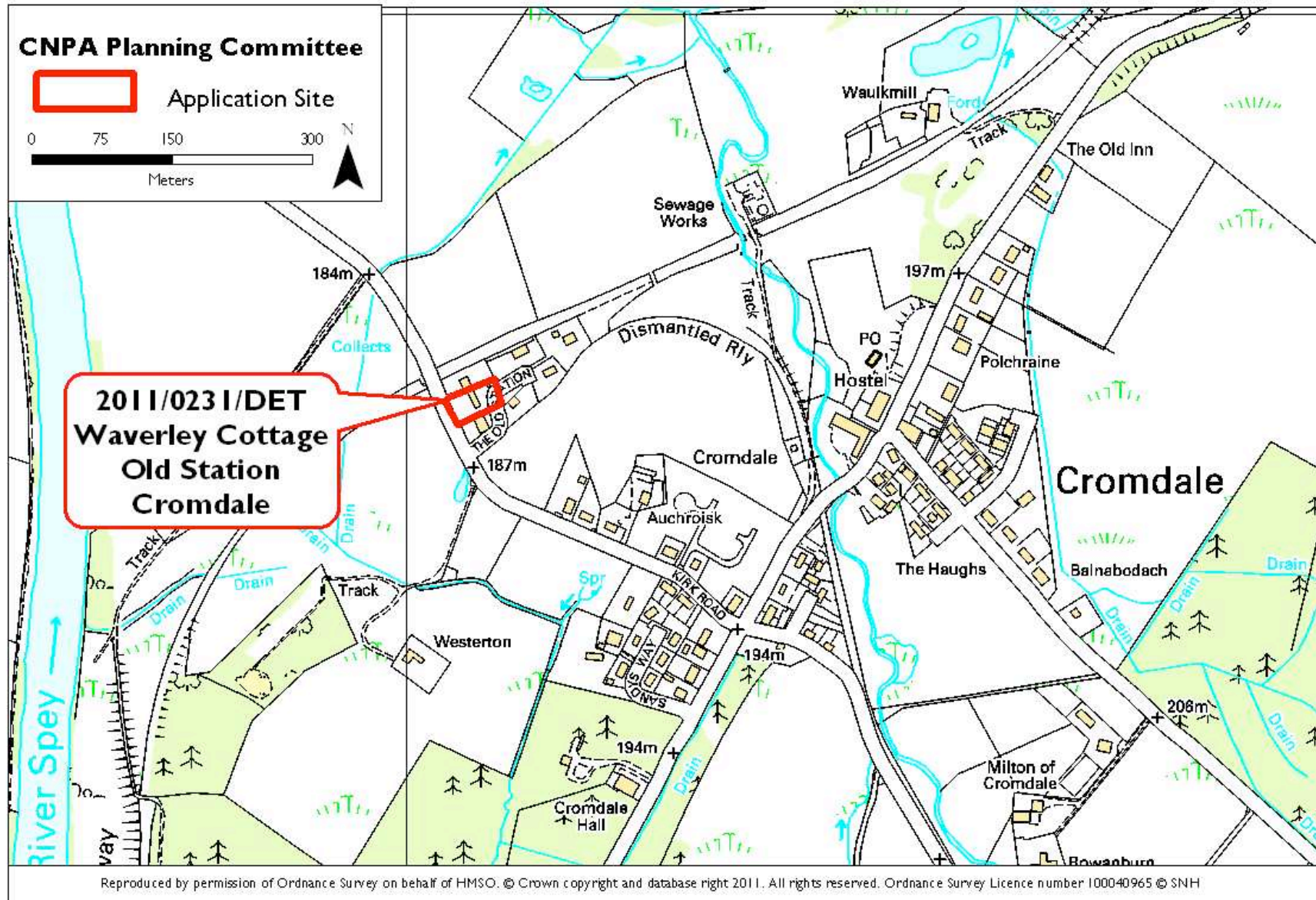


## KEY POINTS

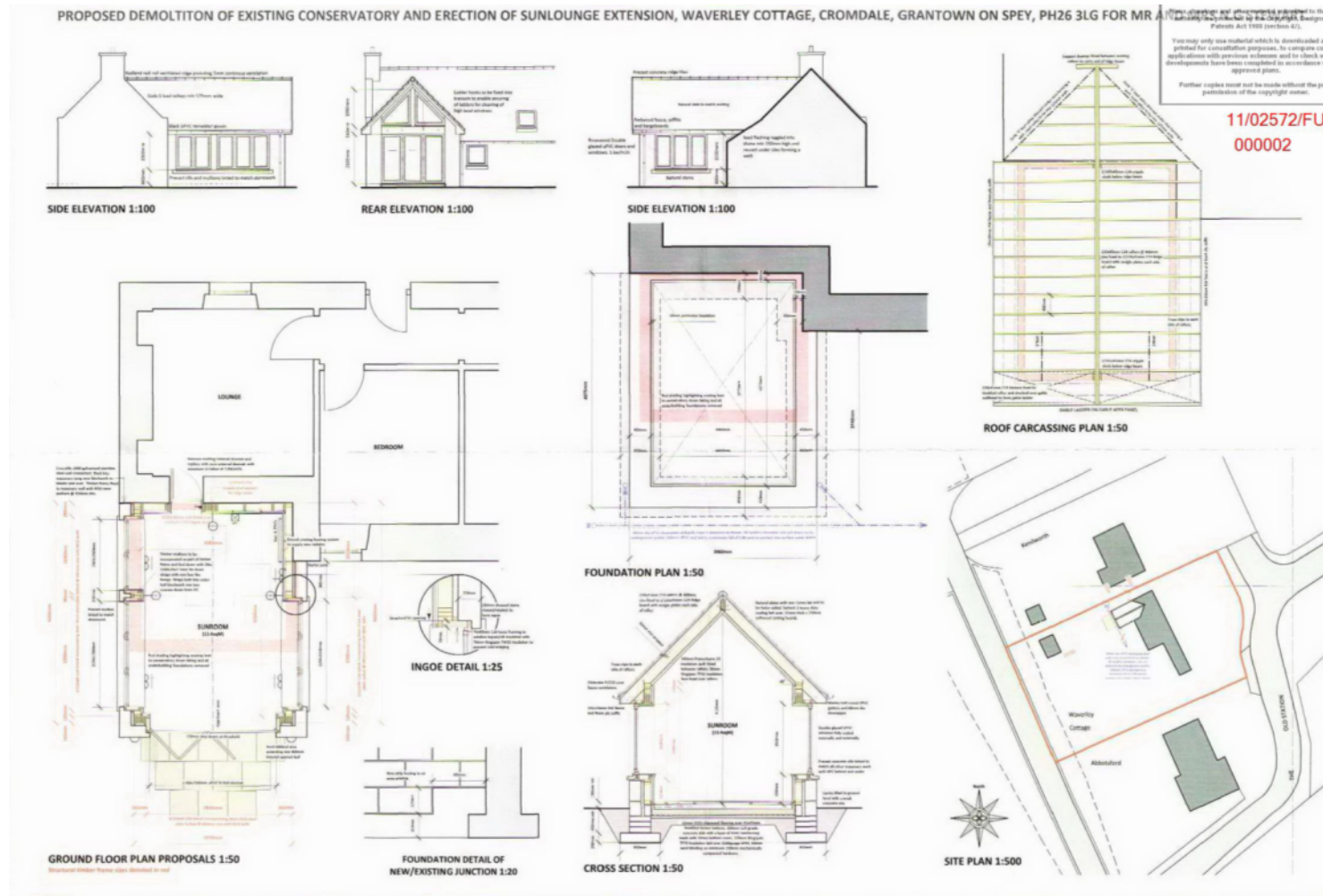
- Previous planning consent for conversion of steading granted by Highland Council with condition that the area shown in drawing above is used as guest accommodation
- Application seeks to remove this condition so that the section of the building shown would have a residential use in its own right.
- CNPA didn't call-in earlier application at site and conversion of traditional buildings to residential is generally acceptable in principle by planning policy
- The change proposed by the condition is not considered to raise issues of general significance.

## RECOMMENDATION: NO CALL-IN

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Demolish conservatory and erect sun lounge  
Applicant: Mr & Mrs N G Stewart



## KEY POINTS

- Proposal replaces conservatory with sun lounge to rear elevation of property
- Materials include slate roof, natural stone walls and timber window frames and doors
- Domestic addition to existing house

## RECOMMENDATION: NO CALL-IN

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