
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN Call-in period: 5 October 2015 2015/0319/DET to 2015/0325/NOT

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref:	2015/0319/DET
Council ref:	M/APP/2015/3064
Applicant:	G McConnachs And Son
Development location:	Birseuir, Dinnet, Aboyne Aberdeenshire
Proposal:	Occupation of Dwellinghouse for Person in Agriculture Without Complying with Condition 1 of P/PPA/001/9 of APP/2005/3396 for Erection of Dwellinghouse and garage
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	The CNPA refused outline planning permission for the erection of a dwelling house and garage on land at Galton. The applicant appealed the decision which was overturned by the Scottish Executive Inquiry Reporters Unit who granted planning permission on 8 th March 2007 subject to a number of conditions. Condition 1 states "Occupation of the dwelling shall be limited to a person solely or mainly employed, or last employed, in the locality in agriculture or to a widower of such a person and to any dependents. Reason: the permission is granted only to enable an agricultural worker to reside at Galton Farm". The subsequent application for the approval of reserved matters in 2007 and 2009 where considered by the CNPA under their call in powers and it was decided that the applications did not raise any significant issues and where not called in. The reserved matters where approved by Aberdeenshire Council
Background Analysis:	Type I – Application that is directly related to an application previously determined by the CNPA. The dwellinghouse is established on the site and following approval through appeal the CNPA had previously determined that the detailed reserved matters did not raise any issues of significance. In this case the application to remove the occupancy condition, given that the dwellinghouse is fully erected and established on site, also does not raise any issues of general significance.

CNPA ref: 2015/0320/DET
Council ref: 15/03623/FUL
Applicant: Mr And Mrs Fraser And Linda Green
Development location: Ballochbuie, Skye Of Curr Road, Dulnain Bridge Highland
Proposal: New rear dormer
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: None
Background Analysis: Type 2 – Householder development. The proposal is for a small scale external alteration to a traditional dwelling. The proposal does not raise issues of general significance to the park.

CNPA ref: 2015/0321/DET
Council ref: M/APP/2015/3070
Applicant: Mr William Inglis
Development location: Donisla Dinnet, Aboyne, Aberdeenshire AB34 5JY
Proposal: Partial Change of Use of Dwellinghouse, Class 9 (houses) to Hot Food Takeaway, (Sui Generis)
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: A recent change of use from Class 3 (Food and Drink) to Class 9 (Houses) was approved by Aberdeenshire Council in May 2013.
Background Analysis: The proposal is for the small scale provision of a take away service from what is currently a dwellinghouse, but which was previously a tea room/restaurant. There are no significant internal or external alterations proposed and the overall use as dwelling would be retained. The proposal does not raise any significant issues.

CNPA ref: 2015/0322/DET
Council ref: 15/01789/APP
Applicant: Chivas Brothers Limited
Development location: Braeval Distillery, Chapeltown, Moray AB37 9JS
Proposal: Proposed wood pellet boiler, boiler house with chimney stack and wood pellet silos
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent planning history
Background Analysis: Type 2 – Biomass plant attached to an existing use. The plant building, silos, and chimney stack are located within the distillery building group comprising a number of large structures and so is visually contained.

CNPA ref: 2015/0323/LBC
Council ref: 15/03650/LBC
Applicant: Strathspey Railway Company Ltd
Development location: Station House, Deshar Road, Boat Of Garten Highland
Proposal: Formation of shower room on ground floor under existing stairs within existing utility room
Application type: Listed Building Consent
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent planning history
Background Analysis: Type 2 – minor internal alteration to a listed building.

CNPA ref: 2015/0325/NOT
Council ref: 15/03604/PNO
Applicant: Mr Edmund Metcalfe
Development location: Land 55M NW Of Milton Of Aultmore, Nethy Bridge,
Proposal: Prior Notification for Farm-related building works - lambing shed and to store some feed and hay
Application type: Agricultural and Forestry Notification
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: None
Background Analysis: Agricultural Prior Notification for a 50sqm lambing and general purpose storage shed within an agricultural unit. Details are submitted under agricultural permitted development allowances. The proposed location does not obstruct the core path. There are no issues of general significance to the aims of the 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