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# CAIRNGORMS NATIONAL PARK AUTHORITY

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## OUTCOME OF CALL-IN Call-in period: 9 May 2016 2016/0131/DET to 2016/0138/LBC

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>	2016/0131/DET
<b>Council ref:</b>	APP/2016/1188
<b>Applicant:</b>	Mr And Mrs T Conlon
<b>Development location:</b>	53 Albert Road, Ballater, Aberdeenshire AB35 5QU
<b>Proposal:</b>	Alterations and Extension to Dwellinghouse
<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: Reduce 1 no Bird Cherry by 25%, remove 1 no Rowan & 2 no Cypress (TRE/2011/0034). Decided by the Local Authority.
<b>Background Analysis:</b>	Proposal is for the removal of existing porch, erection of small scale extension to East gable elevation and alteration to interior layout. 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.

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**CNPA ref:** 2016/0132/LBC  
**Council ref:** 16/01474/LBC  
**Applicant:** Ms Pamela Butler  
**Development location:** Aviemore Station, Grampian Road, Aviemore Highland  
**Proposal:** Install on station platform 1 a 'Ferrograph' 42in Touch Screen Totem (or console) providing information and interactive digital content.  
**Application type:** Listed Building Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Planning history includes:  
- Resurfacing a section of platform 2 (which is currently red chip) with a tarmacadam surface (15/04678/LBC)  
- Provision of new (additional) bin store on station platform (14/03197/LBC)  
- Erection/installation of station signs, information boards and advertising for shop/restaurant/office users; attachment of lighting fittings to illuminate advertising boards (98/00041/LBCBS)  
- Display of illuminated advertisements (98/000440/ADVBS)  
All decided by the local authority.  
**Background Analysis:** Proposal is for the installation of a touch-screen, interactive display unit to provide real-time travel information and customer service. Type 2: Listed building consent applications that involve minor external or internal changes.

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**CNPA ref:** 2016/0133/DET  
**Council ref:** 16/01881/FUL  
**Applicant:** Mr Ron Taylor  
**Development location:** Glenmore Lodge, Grantown-on-spey, Highland PH26 3PN  
**Proposal:** Extension to form garage and increase of window openings in living room  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes: Increase of window sizes in kitchen, sitting room and two new roof lights, new door way in sitting room and extension to form garage (11/03358/FUL). Decided by the Local Authority.  
**Background Analysis:** Previous consent has not been implemented and permission is expired. Proposal seeks fresh permission for revised works. Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0134/DET  
**Council ref:** APP/2016/1201  
**Applicant:** Okeover Enterprises  
**Development location:** Site To The South East Of, House Of Glenmuick, Glen Muick Ballater  
**Proposal:** Installation of 25kW Micro Hydro System Including Low level Single Wall Weir, 200mm Buried Penstock and Turbine House  
**Application type:** Detailed Planning Permission  
**Call in decision:** **CALLED IN**  
**Call in reason:** Hydro installations are dependent on the use of natural resources and contribute to the production of energy from renewables within the National Park. The proposal therefore raises issues of significance to the collective aims of the National Park in terms of Natural Heritage, Renewable Energy, and Resources.  
**Planning History:** There is no recent planning history.  
**Background Analysis:** Proposal is for a small scale run of river hydro to generate electricity for the Estate with excess power to be exported to the grid. Supporting information indicates that the location has remnants of a historic hydro installation. Proposal includes construction of a single wall weir, 200mm buried penstock and 3x3m timber clad turbine house. Type 1: Wind turbines, hydro schemes or large solar panel farms. Considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0135/DET  
**Council ref:** 16/01883/FUL  
**Applicant:** Russwood Ltd  
**Development location:** Russwood Ltd, Station Sawmill, Newtonmore Industrial Estate Station Road  
**Proposal:** Change of Use and Extension of Sawmill Building to Create a Product Development and Research Facility  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** A varied planning history exists for this location, to include:  
- Erection of timber drying shed (08/00191/FULBS)  
- Extension of shed for painting area (10/04011/FUL)  
- Construction of office and showroom (11/01874/FUL),  
- Extension to existing sawmill shed to house new biomass boiler (14/01962/FUL),  
- Erection of extension to existing shed for storage of timber (14/03283/FUL),  
All decided by the Local Authority.  
  
- Erection of office/showroom, access and access & car parking will be via a new non-adopted road from the industrial estate & erection of lean-to to existing sawmill shed for a new log boiler heating system (2013/0396/DET) Approved by CNPA.  
  
- Change of use of and conversion of office to staff accommodation (16/01322/FUL).  
Pending Consideration.  
**Background Analysis:** Proposal is for extension to existing building within sawmill complex, and for change of use to product development and research facility. Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0136/DET  
**Council ref:** 16/01906/FUL  
**Applicant:** Inver House Distillers Ltd  
**Development location:** Mountlea, Balmenach Distillery, Burnside Cromdale  
**Proposal:** Erect 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 the demolition of existing garage and shed, and the erection of double garage with loft space. 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.

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**CNPA ref:** 2016/0137/DET  
**Council ref:** 16/00673/APP  
**Applicant:** The Crown Estate  
**Development location:** Upper Clashnoir, Tomnalienan, Auchnarrow Ballindalloch  
**Proposal:** Erect replacement general agricultural building  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes:  
- Erect new dwelling house (06/01257/FUL)  
- Renovate cottage (05/00662/FUL)  
Both decided by the Local Authority.  
**Background Analysis:** Proposal is for a general purpose agricultural shed to replace existing sub-standard agricultural buildings. Type 2: Other – Agricultural buildings that need planning permission. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0138/LBC  
**Council ref:** 16/01924/LBC  
**Applicant:** Mr Sergey Fedotov  
**Development location:** Castle Grant, Grantown-on-Spey, Highland PH26 3PS  
**Proposal:** Installation of 2no boilers  
**Application type:** Listed Building Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Planning history includes:  
- Internal refurbishment and alteration works (07/00106/LBCBS)  
- Internal alterations to form 2 flats, function room and associated fire escape routes and works to owner's flat (97/00138/LBCBS)  
- Change of use of offices to 2 flats; change of use of dining hall to function room; installation of new septic tank and soakaway; erection of ornamental fountain; formation of pond and formation of earth mounds (97/0023/FULBS)  
- Installation of satellite dish (01/00293/FULBS – Withdrawn)  
All decided by the Local Authority.  
**Background Analysis:** Proposal is for the installation of 2 new boilers within the lower ground floor of the Castle. These are to replace 2 existing oil and gas boilers which form part of a heating system which has been deemed unsafe and does not have the capacity to serve the entire castle. 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.

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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)