

Planning Permission In Principle

Erection of house



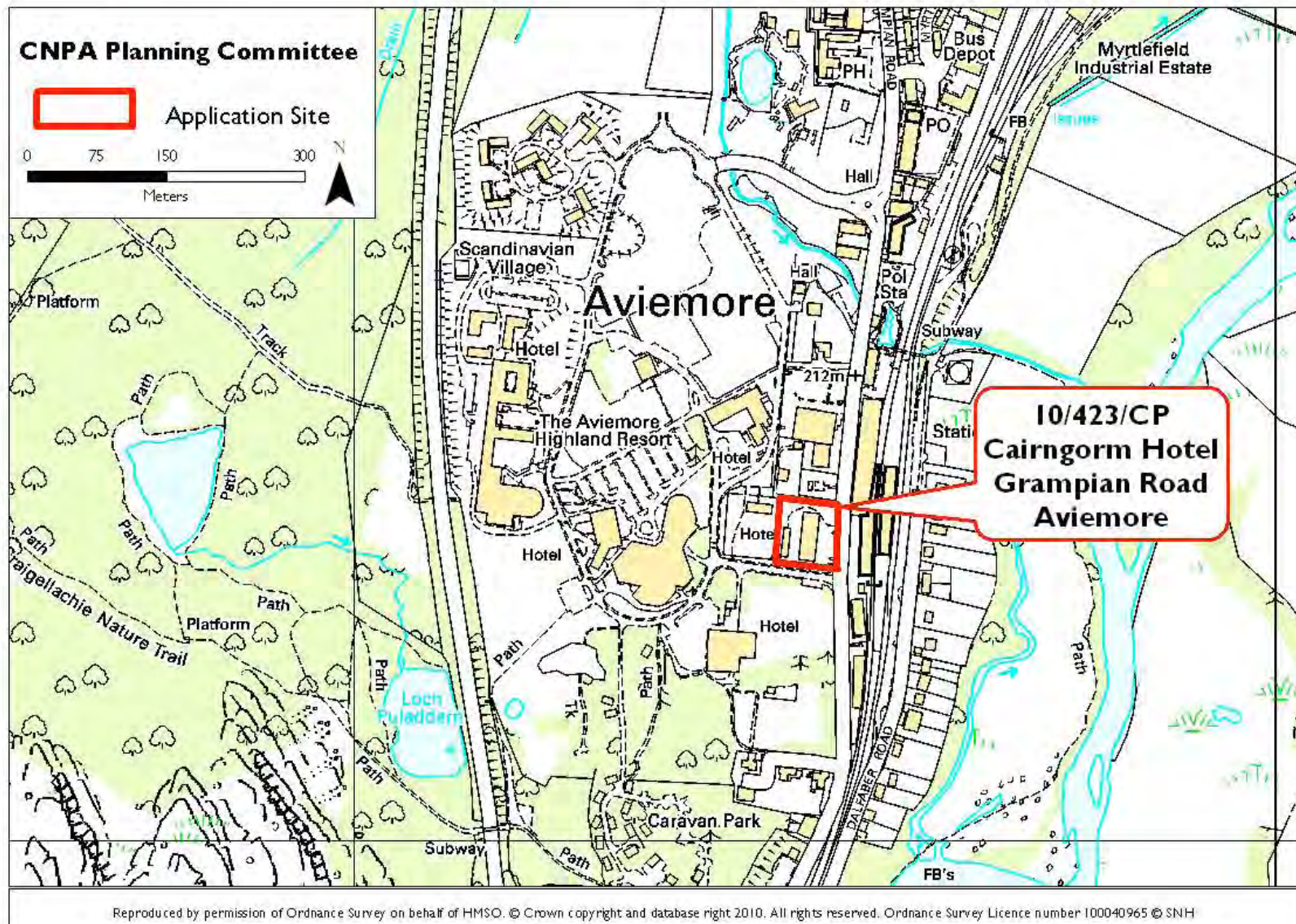


KEY POINTS :

- A previous planning application was made on this site in 2009, and was called in by the CNPA as it represented a new house in a Restricted Countryside Area, as identified in the Badenoch and Strathspey Local Plan 1997, and was considered to be of significance to the aims of the National Park;
- The site is on land which is in proximity to other residential properties in Insh and may have the potential to constitute part of a rural building group;
- The CNP Local Plan 2010 is now the adopted Plan and includes Policy 21- Housing Development in Rural Groups. Housing Development in Rural Building Groups is also one of the recently adopted suite of Supplementary Planning Guidance.

RECOMMENDATION : NO CALL IN

RECOMMENDED COMMENTS : Some opportunity may exist for a dwelling house at this location to be considered in the context of the CNP Local Plan (2010), Policy 21 – Housing Development in Rural Groups. The proposal should also be considered in the context of the CNP’s recently adopted Supplementary Planning Guidance on ‘Housing Development in Rural Building Groups.’ Notwithstanding potential compliance with the aforementioned, it is also recommended in the interests of conserving and enhancing the natural heritage of the area, that efforts are made to maintain the woodland nature of the proposed site.



Full Planning Permission

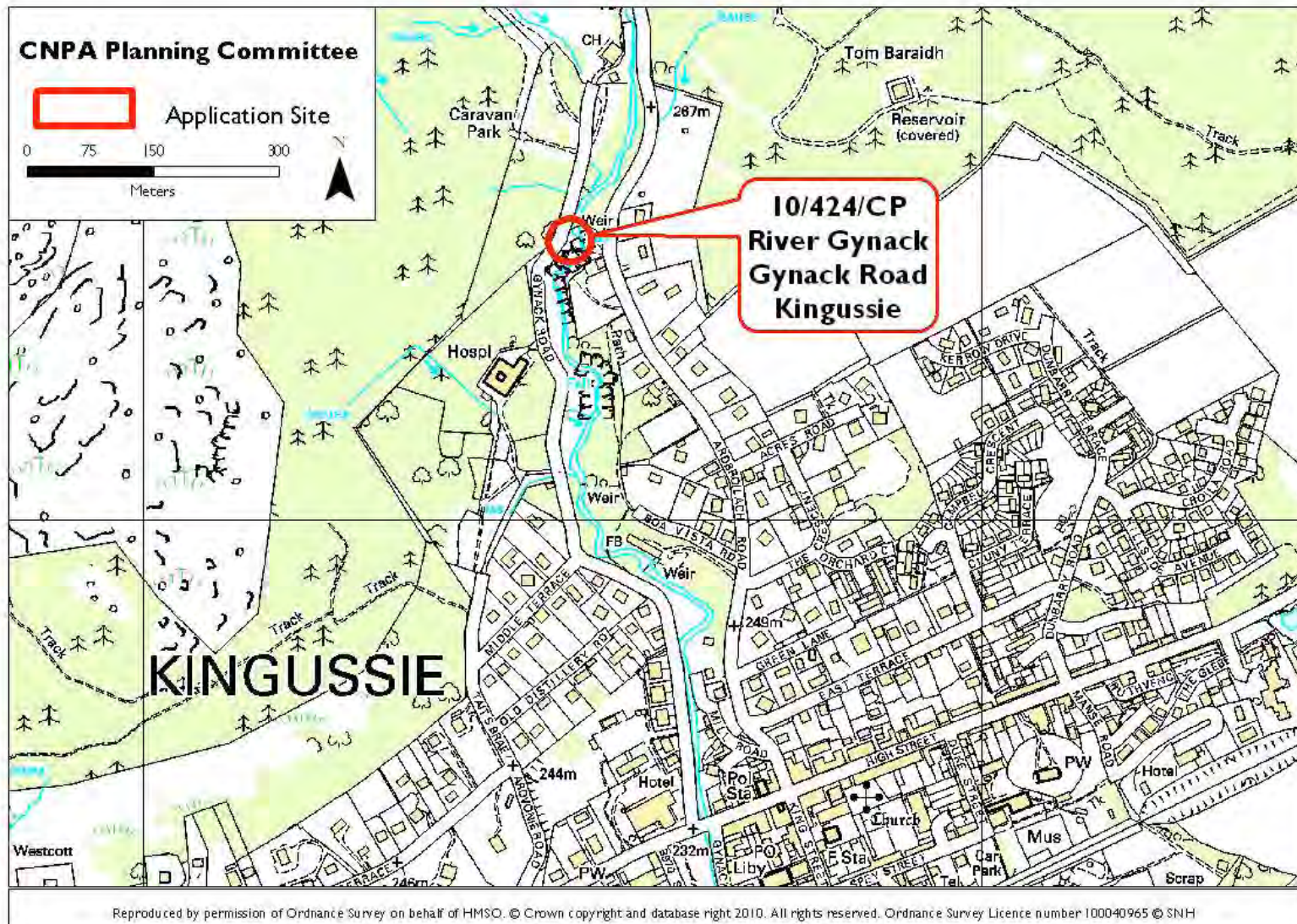
Relocate 2 existing bunded oil tanks to 6m east of existing gas tanks



KEY POINTS :

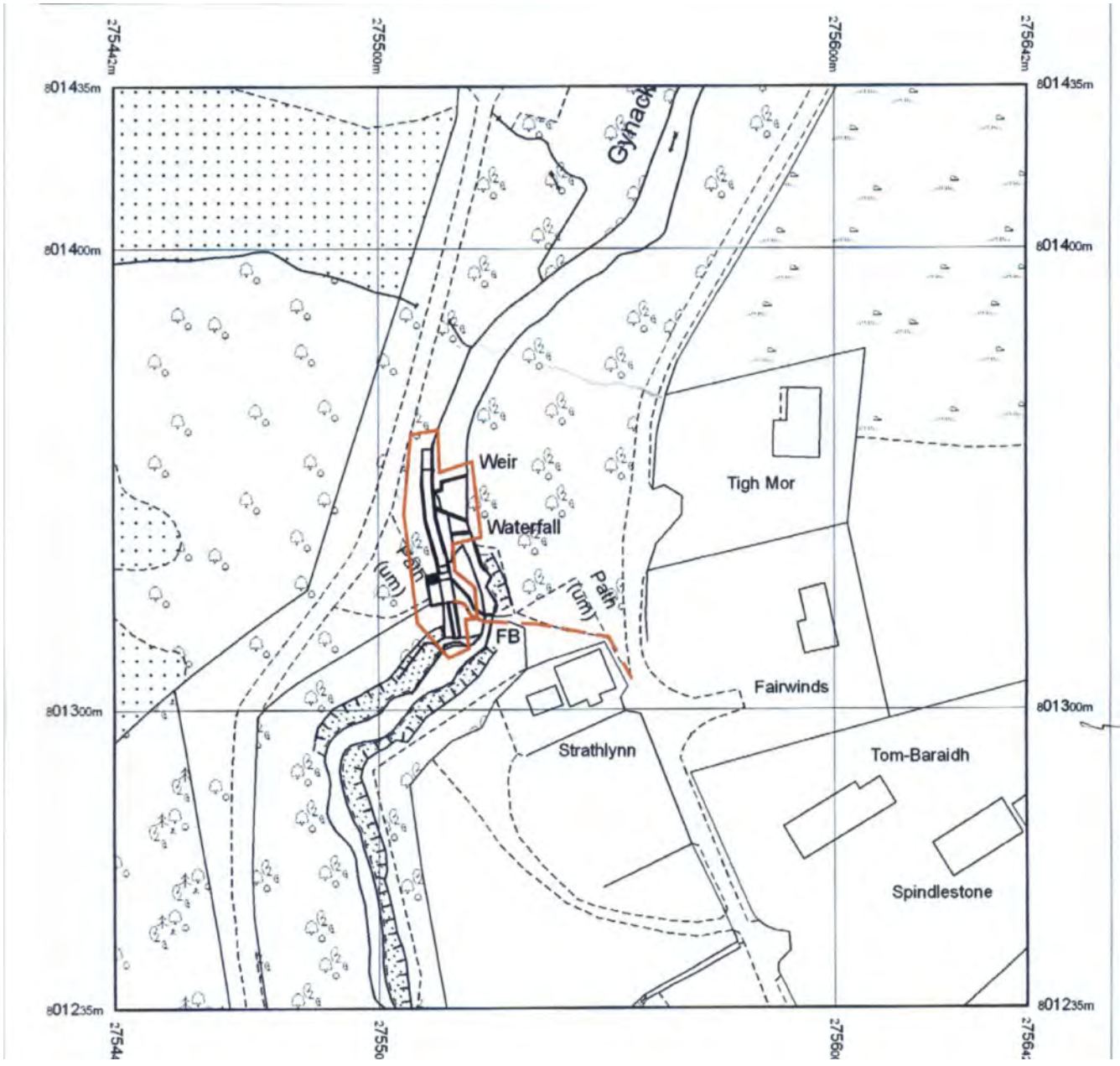
- The proposed development involves the relocation of oil tanks from the rear of the property to a location at the side, in proximity to existing gas tanks;
- The proposed development is minor in scale and is not of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN



Full Planning Permission

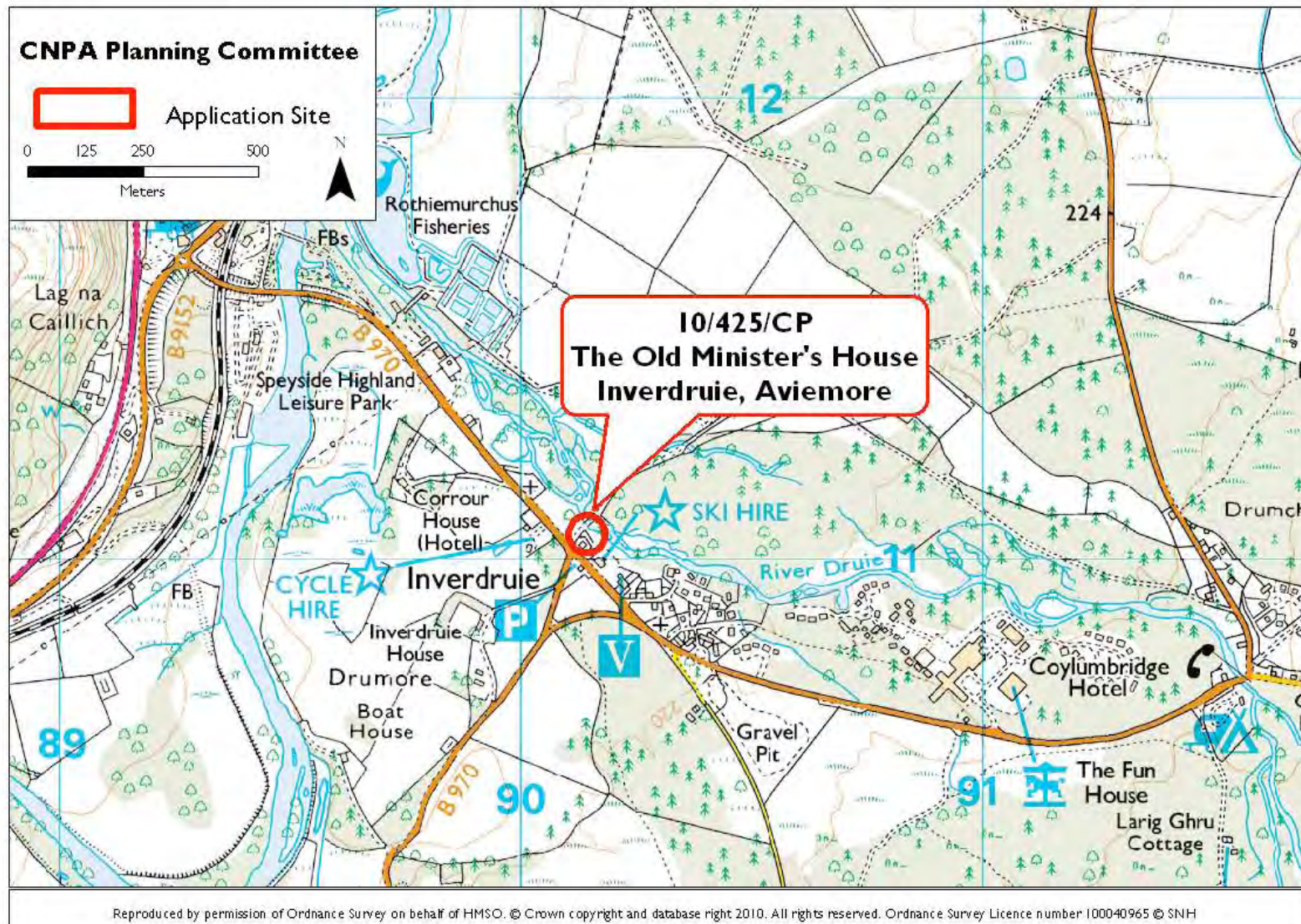
Restoration of a micro hydro scheme on the River Gynack





RECOMMENDATION : CALL IN

The proposed development for the restoration of a micro hydro scheme on the River Gynack is of significance to the aims of the national park in terms of the natural heritage of the river and the cultural heritage of the existing infrastructure in the vicinity of the site. In addition, the proposal is of significance to the National Park aims in the context of promoting the sustainable use of natural resources, as well as the social development of the local community. The proposal therefore raises issues of general significance for the collective aims of the Cairngorms National Park.

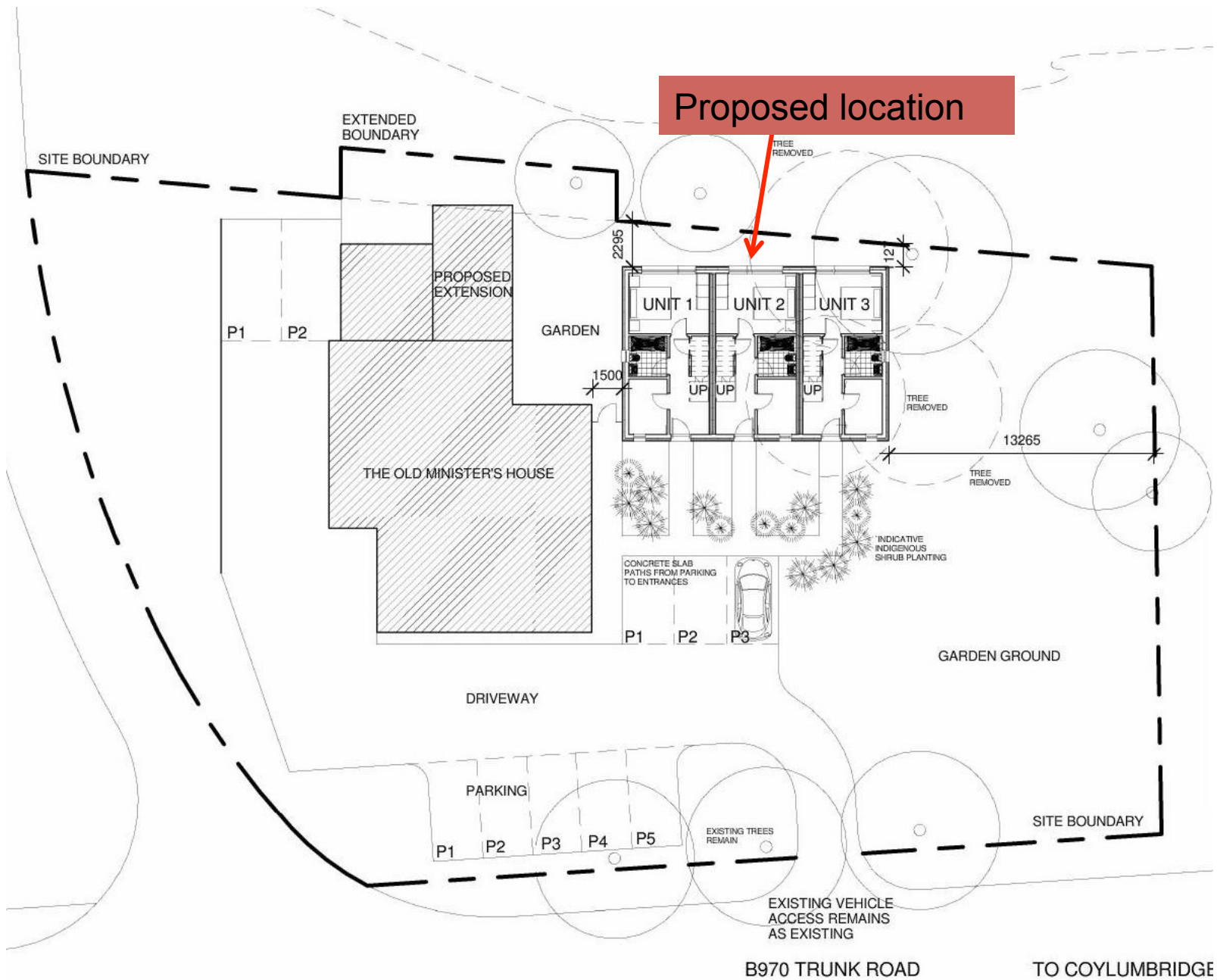


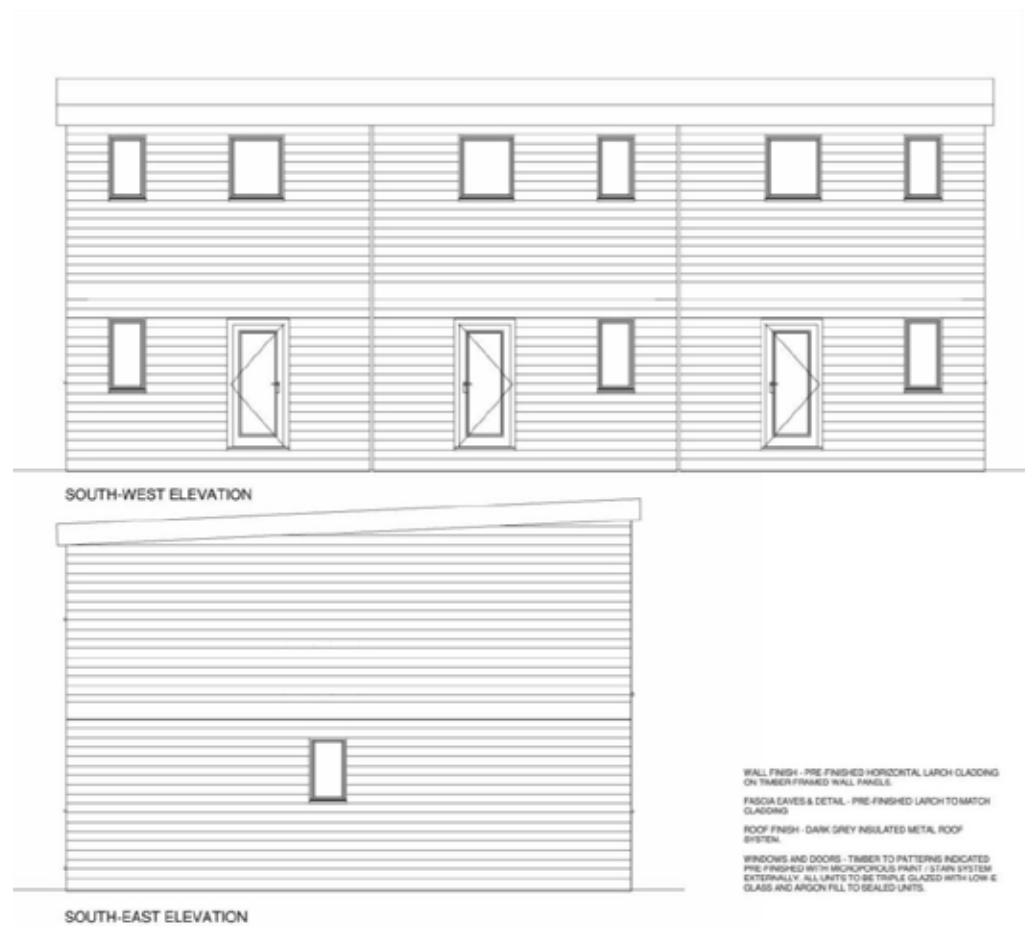
Full Planning Permission

Erection of 3 No. self catering units within garden ground together with associated parking and paths



Proposed location of self catering units





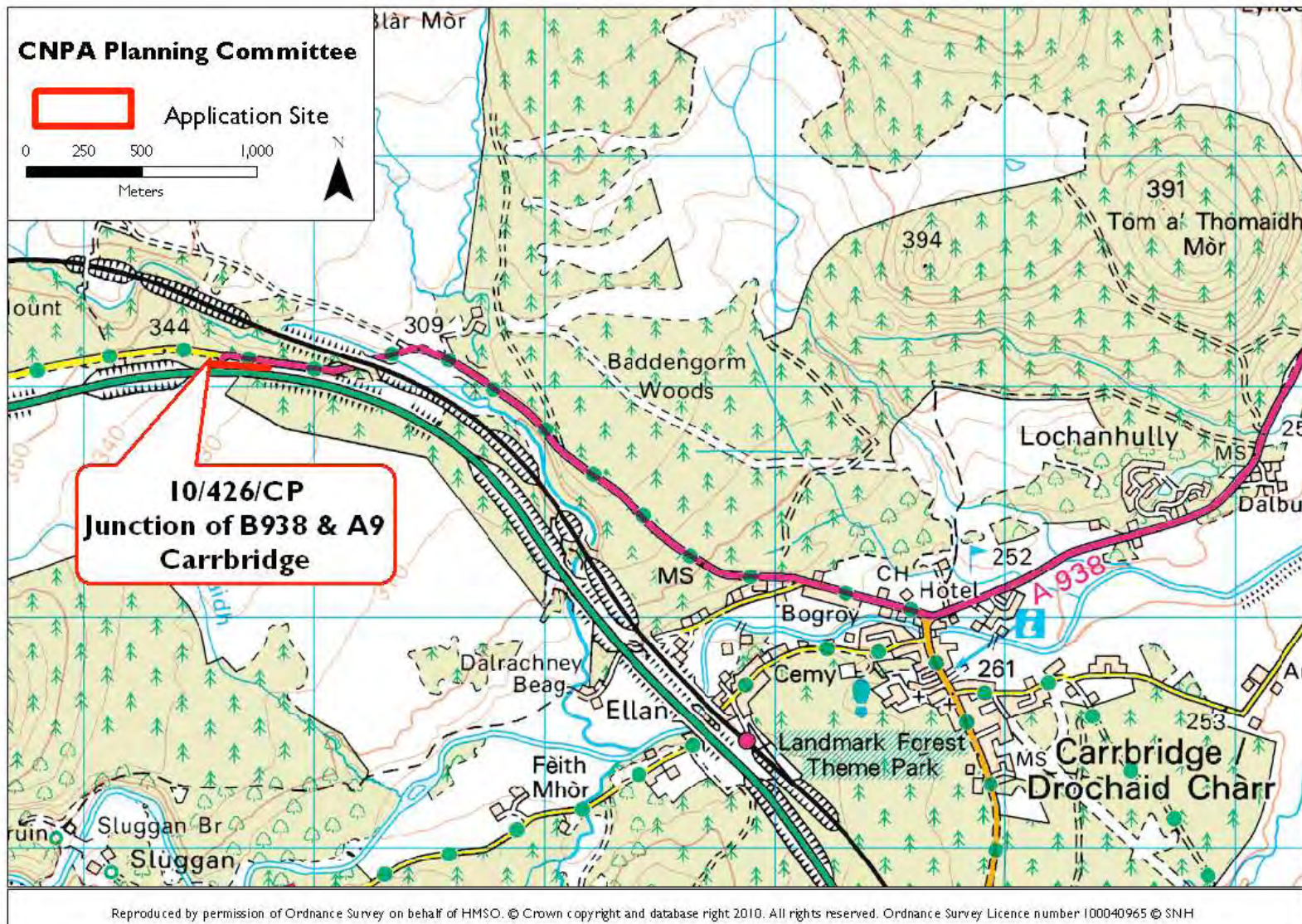
KEY POINTS :

- CNPA granted a previous outline planning permission on the site for a chalet, consisting of 2 self catering holiday lets (CNPA planning ref. no. 04/498/CP refers);
- A condition of the outline planning permission stipulated that the “development shall be of a traditional, architecturally sympathetic design in respect of the building form, detail and finishing materials to the Old Minister’s House.”



RECOMMENDATION : CALL IN

The site lies in a prominent position adjacent to a main tourist route and also in close proximity to a designated Special Area of Conservation. The proposal for tourist accommodation raises issues in relation to natural heritage, the promotion of tourism development and the social and economic development of the area. As such the proposal raises issues of general significance to the collective aims of the National Park.

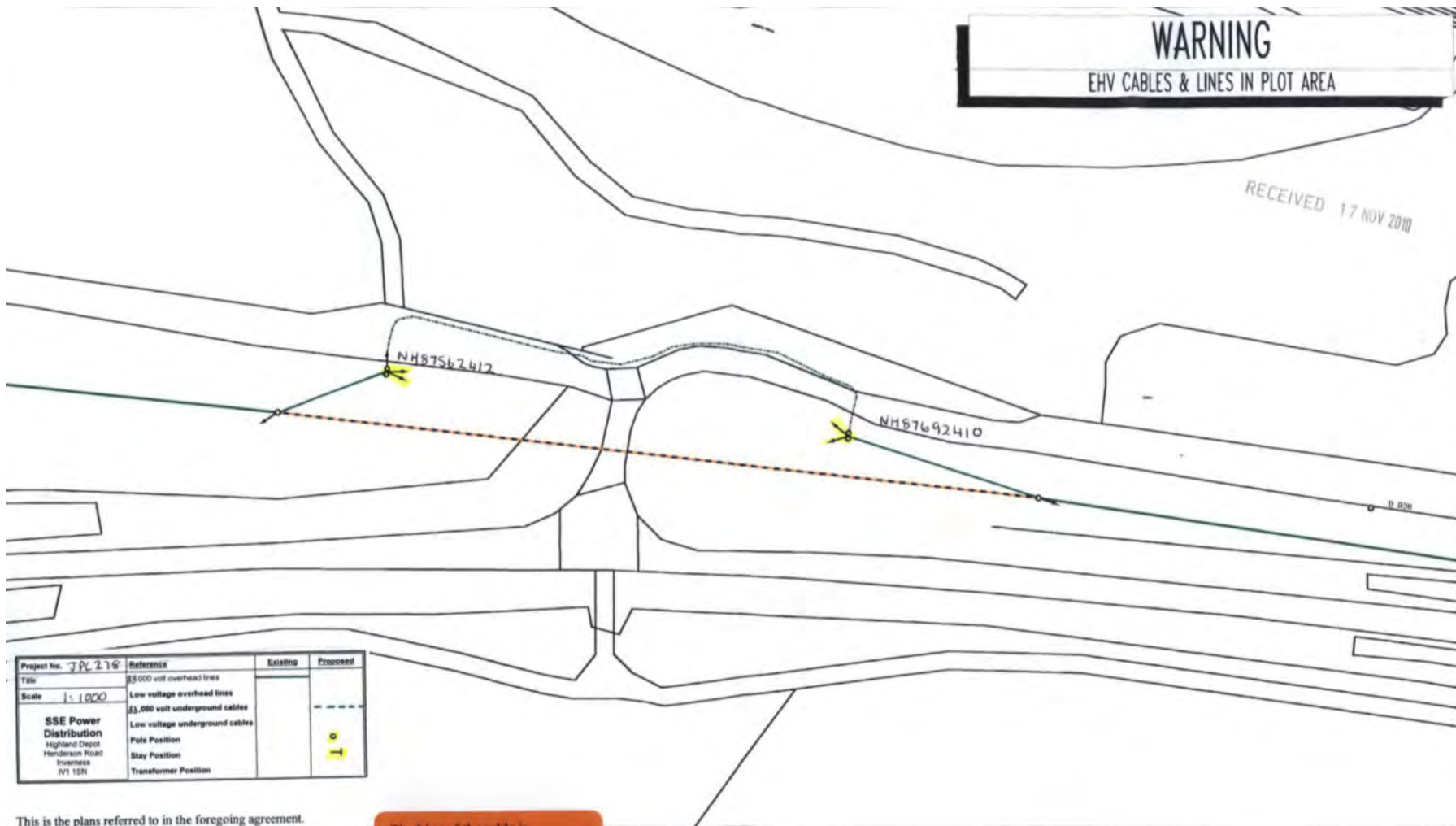


Electricity Notification

Additional poles on existing 33,000 Volt wood pole overhead line

WARNING
EHV CABLES & LINES IN PLOT AREA

RECEIVED 17 NOV 2010



Project No.	Reference	Existing	Proposed
JPL 219			
Title	\$3,000 volt overhead lines		
Scale	1:1,000		
SSE Power Distribution Highland Depot Henderson Road Inverness IV1 1SN	Low voltage overhead lines		
	\$3,000 volt underground cables		
	Low voltage underground cables		
	Pole Position		0
	Stay Position		1
Transformer Position			

This is the plans referred to in the foregoing agreement.
Signature for the owner:-

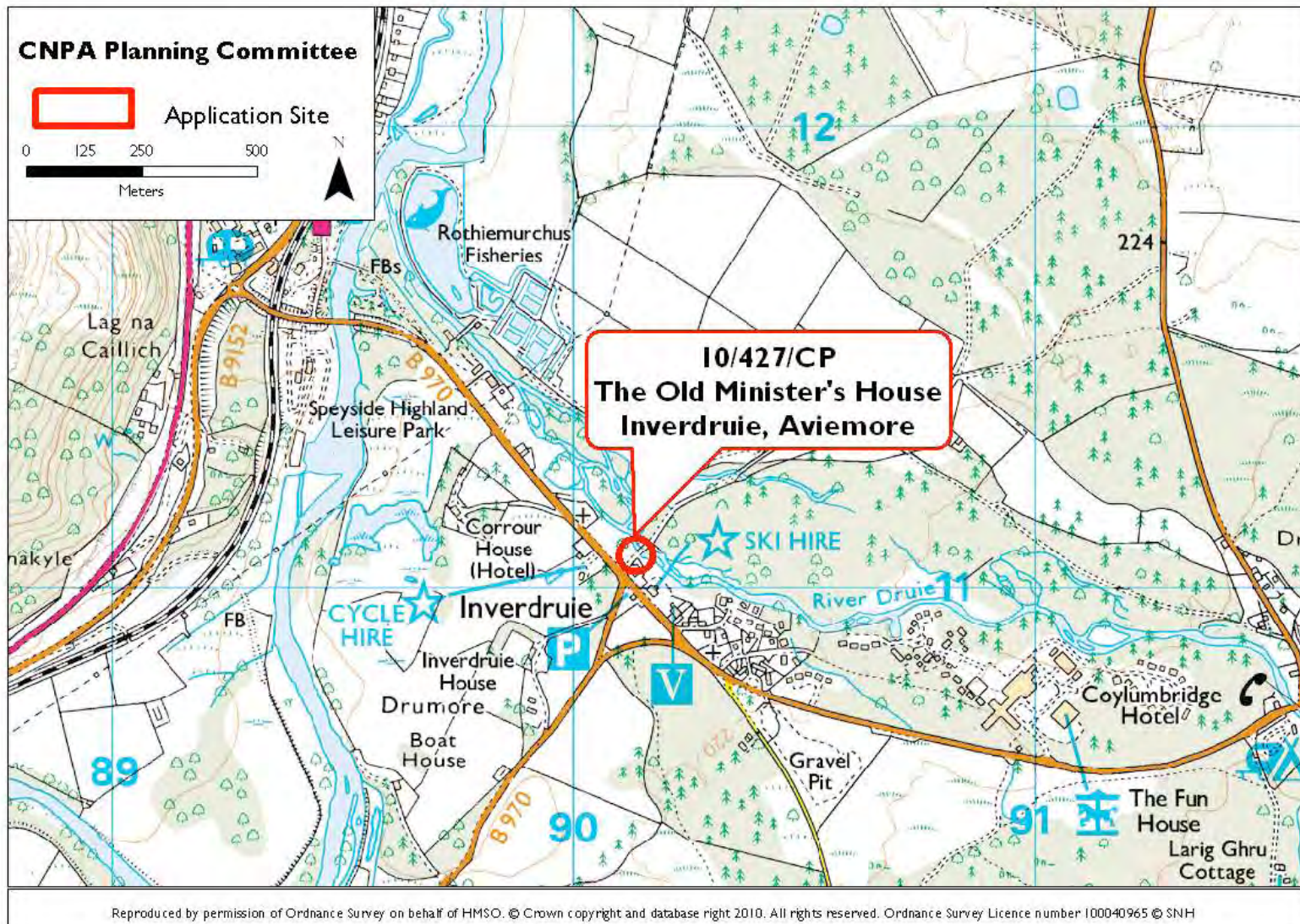
Signature for the Company:-

The Line of the cable is Indicative Only.
For Accurate Location Following Cable Installation
Freephone:- 0800 300 000



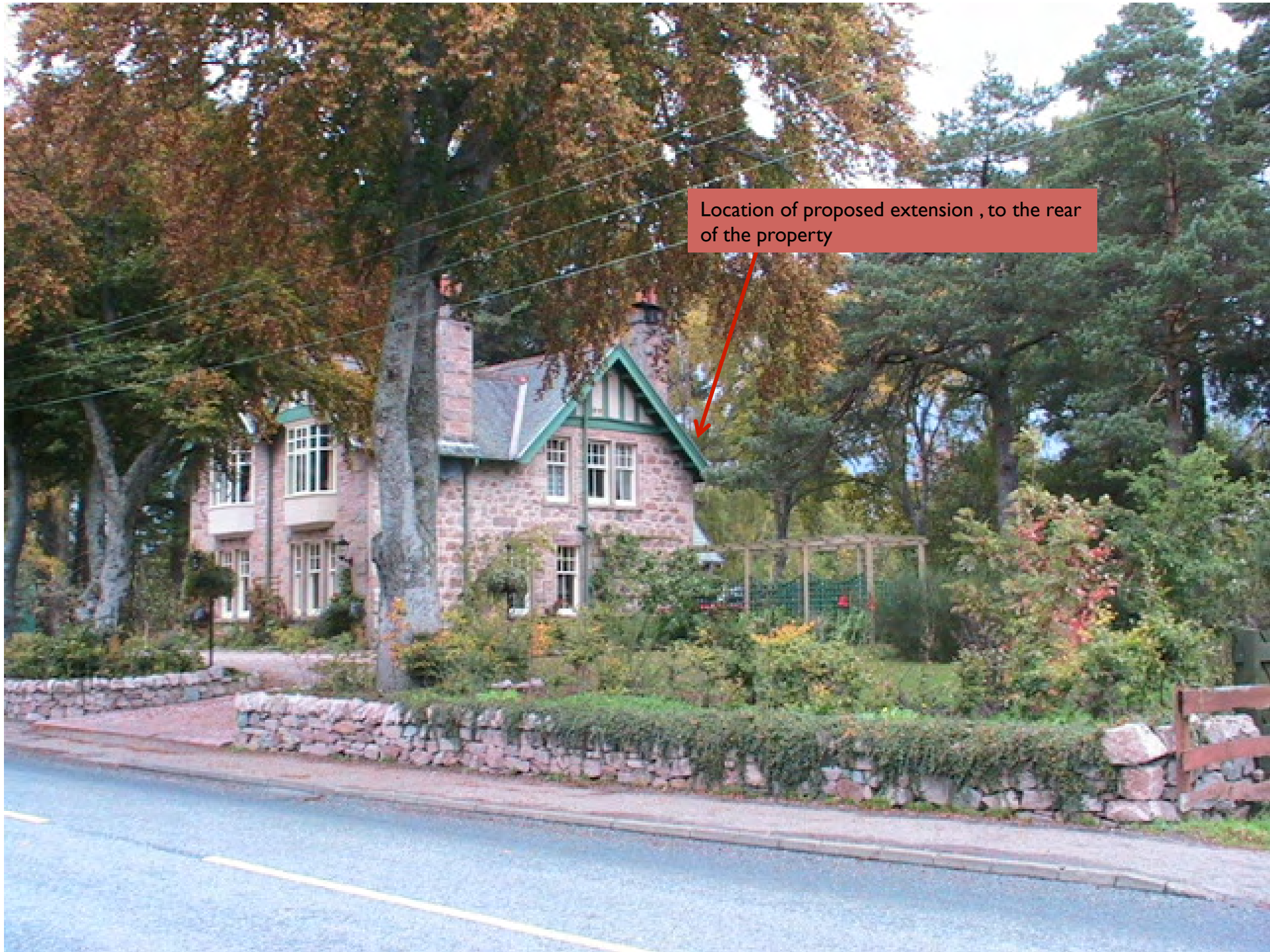


**RECOMMENDATION :
NO STATUTORY CALL IN
POWERS**

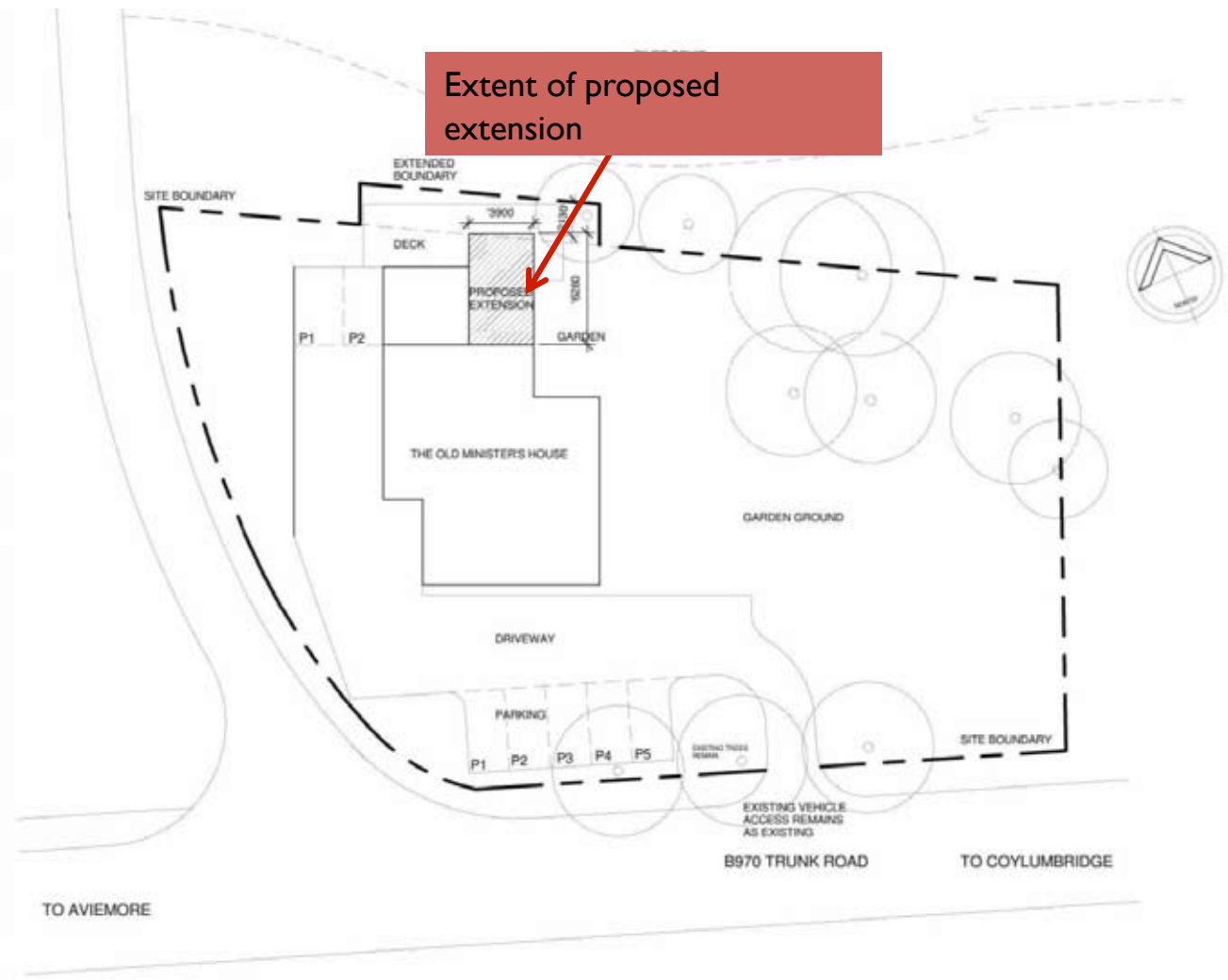


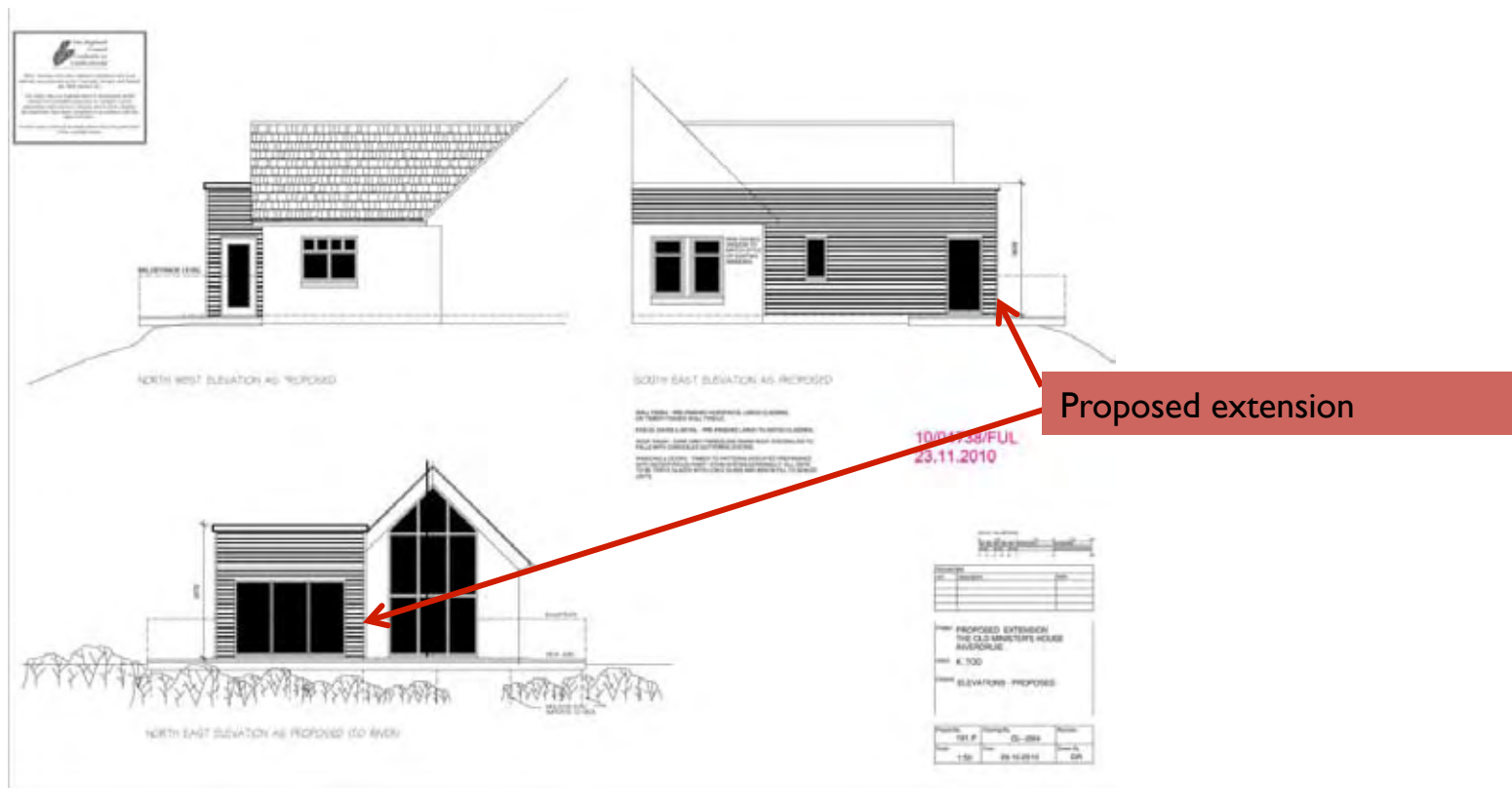
Full Planning Permission

Extension to form Study and En-Suite Bathroom to Owner's Accommodation including formation of new window and decking



Location of proposed extension , to the rear of the property

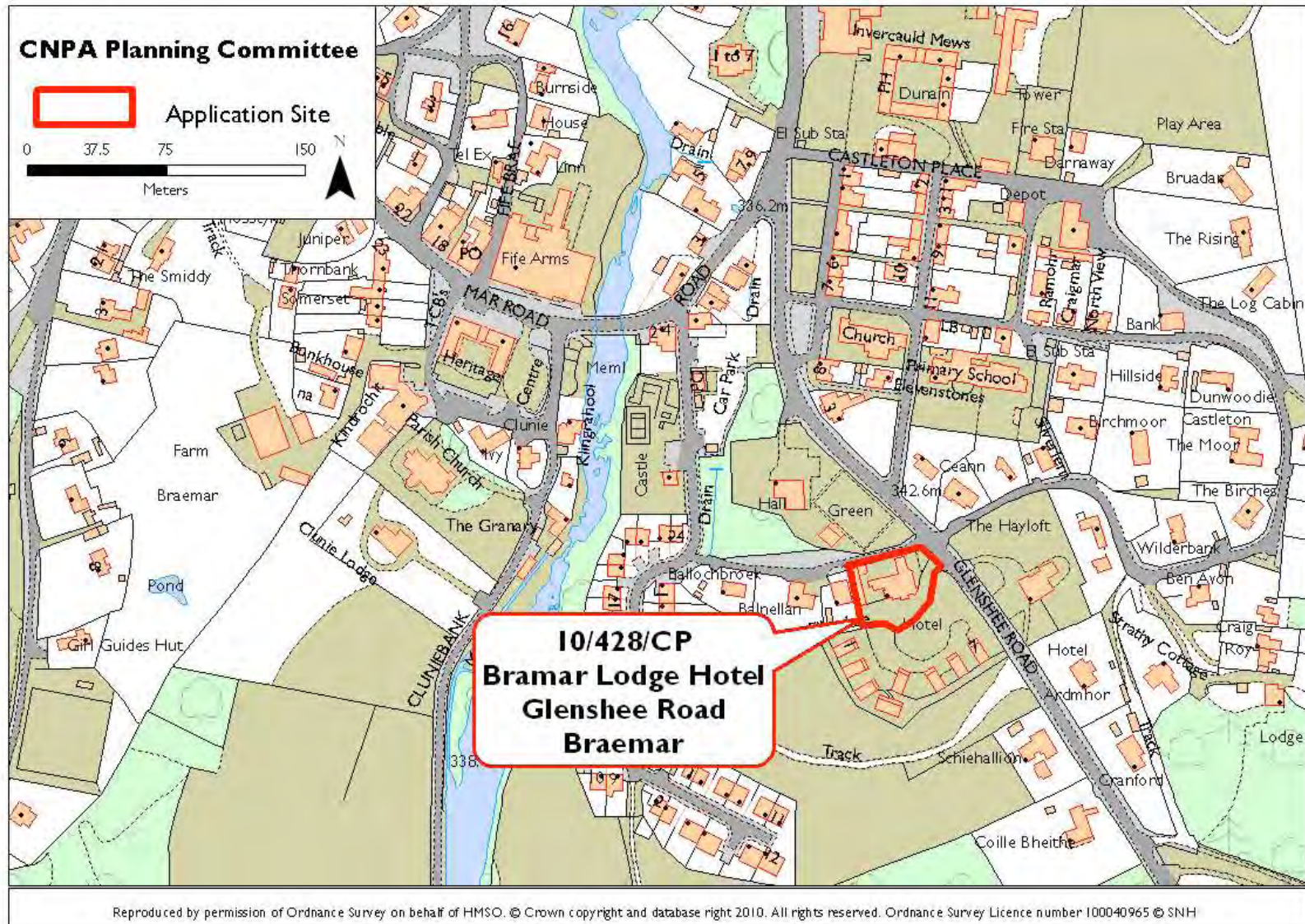




KEY POINTS :

- The proposed development is of a minor domestic scale and is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN



Full Planning Permission

Alterations and Extension form Dining Room Extension



SITE PLAN 1:500





Proposed extension

KEY POINTS :

- Single storey extension proposed to the side of the existing hotel, in order to create an enlarged dining room;
- Braemar Lodge Hotel is a Category C(s) listed building;
- CNPA planning ref. no. 10/434/CP of this 'Call in' is also linked as it is an application for Listed Building Consent;
- Although affecting a Listed Building, the proposed development is relatively minor and is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

