
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN

Call-in period: 16 November 2020

2020/0264/DET to 2020/0274/DET

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref:	2020/0264/DET
Council ref:	20/04135/FUL
Applicant:	Mr Komru Miah
Development location:	Braeriach, 127 Grampian Road, Aviemore, Highland
Proposal:	Change of use to restaurant with bar, erection of extension
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: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0265/DET
Council ref: APP/2020/2187
Applicant: Ms A Stonebridge
Development location: The Millers House, 2 Newe Avenue, Strathdon, Aberdeenshire
Proposal: Installation of External Oil Boiler and Tank
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:

- APP/2020/2186, Installation of External Oil Boiler and Tank, Under consideration

Background Analysis: Type 2: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0266/LBC
Council ref: APP/2020/2186
Applicant: Ms A Stonebridge
Development location: The Millers House, 2 Newe Avenue, Strathdon, Aberdeenshire
Proposal: Installation of External Oil Boiler and Tank
Application type: Listed Building Consent
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:

- APP/2020/2187, Installation of External Oil Boiler and Tank, Under consideration

Background Analysis: Type 2: Listed building consent applications that involve minor external or internal changes; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0267/DET
Council ref: 20/04306/FUL
Applicant: Mr David Cobbett
Development location: 3 Kinchurdy Court, Kinchurdy Road, Boat Of Garten, Highland
Proposal: Erection of garage
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:

- 19/03174/FUL, Alterations and extensions, Approved by LA
- 20/03127/FUL, Erection of garage, Withdrawn
- 20/02844/FUL, Erection of garage, Withdrawn

Background Analysis: Type 2: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0268/DET
Council ref: 20/04205/FUL
Applicant: Mr Phil Lloyd
Development location: Land 65M South Of 10 Ben Alder Road, Ben Alder Road, Dalwhinnie
Proposal: Formation of car parking area
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent planning history
Background Analysis: Other: Formation of 0.045 hectare car parking area for use by walkers and other outdoor users; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0269/PPP
Council ref: 20/04366/PIP
Applicant: Mr Douglas Jeffries
Development location: Land 25M SE Of Craigerne House Hotel, Golf Course Road, Newtonmore
Proposal: Erection of house
Application type: Planning Permission in Principle
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning permission includes:

- 18/03740/PIP, Erection of house, Refused by LA

Background Analysis: Type 2: Housing – four or less residential units within a settlement; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0270/DET
Council ref: APP/2020/2214
Applicant: Mr Don Sharples
Development location: Birch Cottage , Crathie, Ballater, Aberdeenshire
Proposal: Alterations and Extensions to Dwellinghouse
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: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0271/MSC
Council ref: 20/04303/MSC
Applicant: Mr G Brown
Development location: Land 60M West Of Millcroft, Nethy Bridge
Proposal: Erection of house and garage, installation of septic tank and soakaway
Application type: Matters Specified in Conditions
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:

- 17/02238/PIP, Erection of house, installation of septic tank and soakaway, Approved by LA

Background Analysis: Type 2: Housing – up to two residential units outside a settlement; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0272/DET
Council ref: APP/2020/2231
Applicant: Mr And Mrs Read
Development location: Dalbrack House, 15 Salisbury Road, Ballater, Aberdeenshire
Proposal: Alterations and Extension to Dwellinghouse including Installation of Air Source Heat Pump
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes:

- APP/2016/1835, Demolition of Dwellinghouse, Approved by LA
- APP/2016/1836, Erection of Replacement Dwellinghouse, Approved by LA

Background Analysis: Type 2: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0273/DET
Council ref: APP/2020/2242
Applicant: Mr Scott Peacock
Development location: West Lodge, Morven Way, Ballater, Aberdeenshire
Proposal: Partial Conversion of Garage to form Ancillary Accommodation and Alterations to form Swim Spa and Erection of 1.8m High Fence
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning permission includes:

- APP/2016/0949, Installation of Air Source Heat Pump, Velux Cabrio Balcony, Jacuzzi with Canopy, Stove with Flue, Erection of Replacement Boundary Fence and Part Sub-division of Garage to Form Ancillary Accommodation, Approved by LA

Background Analysis: Type 2: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2020/0274/DET
Council ref: 20/04246/FUL
Applicant: Mr Jim O'Brien
Development location: Speyside Hotel, Grant Road, Grantown-On-Spey PH26 3LD
Proposal: Erection of biomass boiler room and fuel store building
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: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National 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](http://cairngorms.co.uk/uploads/documents/Park%20Authority/Planning/advice%20notes/20140609_PAN_applying_for_planning_permission.pdf)