
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN

Call-in period: 3 June 2013 - 17 June 2013
2013/0172/DET to 2013/0191/LBC

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref: 2013/0172/DET
Council ref: 13/02032/FUL
Applicant: Mrs Fiona Young
Development location: House Plot C North-East Of The Larches, Lynchat, Kingussie
Proposal: Amendment to garage design & location
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0173/DET
Council ref: 13/02031/FUL
Applicant: Highland Venture
Development location: Dalraddy Caravan Park, Aviemore, PH22 1QB
Proposal: Siting of storage container (renewal of temporary consent)
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments:
The Cairngorms National Park Authority recommend that, given this is a temporary structure, it be maintained in good order and that consideration be given in future to a permanent storage solution if this is feasible for the developers.

CNPA ref: 2013/0174/ADV
Council ref: 13/01733/ADV
Applicant: MacDonald Hotels & Resorts Ltd
Development location: Site Of Proposed Golf Club House, Dalfaber Village, Dalfaber Drive Aviemore
Proposal: Advertisement of the following types : Fascia Sign, 2 x Illuminated

Application type: signage & 3 x non-illuminated signage
Call in decision: Advertisement Consent
Call in reason: **NO CALL-IN**
Non call in comments: N/A

The Cairngorms National Park Authority recommend that consideration be given to the finishes of the signage in relation to whether sustainable materials such as timber can be incorporated. Also the scale of the signage at the entrance to ensure it is appropriate to the area, and if necessary consideration of some landscaping to provide a setting for large signage in order to comply with Local Plan policies on landscape and design.

CNPA ref: 2013/0175/DET
Council ref: 13/02065/FUL
Applicant: Mr Alistair Grant
Development location: Corrie Gorm, Aviemore, PH22 1QD
Proposal: Proposed conversion and extension of existing garage to Granny Flat.
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0176/DET
Council ref: 13/02075/FUL
Applicant: Mr C Stewart
Development location: 5 St Columba Road, Newtonmore, PH20 1EF
Proposal: Demolish existing extension, alter and extend existing house, develop first floor & convert existing garage (revised application)
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0177/PPP
Council ref: 13/02037/PIP
Applicant: Mr Alistair Grant
Development location: Corrie Gorm, Aviemore, PH22 1QD
Proposal: Proposed new house plot and access in garden ground
Application type: Planning Permission in Principle

Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments:

The Cairngorms National Park Authority recommend that full consideration be given to the relationship of this site to the proposed garage conversion (13/02065/FUL) to ensure sufficient levels of amenity for both properties to ensure compliance with Local Plan policies. Also full consideration of the location within a fluvial flooding area.

CNPA ref: **2013/0178/LBC**
Council ref: M/APP/2013/1685
Applicant: Invercauld Estate
Development location: Gowanlea Cottage, 1 Glenshee Road, Braemar Ballate
Proposal: Replacement Windows and Door
Application type: Listed Building Consent
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: **2013/0179/DET**
Council ref: M/APP/2013/1648
Applicant: Rebecca Milne
Development location: Land At Glendavan House, Dinnet, Aboyne AB34 5LU
Proposal: Erection of Dwellinghouse and Garage including Change of Use of Land to Domestic Garden Ground
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments:

The Cairngorms National Park Authority recommend that full consideration be given to ensuring that a robust business case has been made for this development to ensure compliance with policy 22 on Housing outside settlements. This should include full consideration of all other options available for housing on site. Thereafter the development will require to comply with Local Plan policies on design and landscape, particularly in terms of use of landscaping to help the new development to sit well in the landscape and relate well to the existing buildings.

CNPA ref: **2013/0180/DET**
Council ref: M/APP/2013/1653

Applicant: Stephen Jewell
Development location: Upper Apartment, Aspenholm, Crathie Ballater
Proposal: Erection of Replacement Garage
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0181/DET
Council ref: M/APP/2013/1654
Applicant: Stephen Jewell
Development location: Lower Apartment, Aspenholm, Crathie Ballater
Proposal: Erection of Summerhouse and Demolition of Existing Garage
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0182/DET
Council ref: M/APP/2013/1679
Applicant: Invercauld Estate
Development location: Altdourie Home Farm , Braemar, Ballater AB35 5TS
Proposal: Alterations and Extension to Dwellinghouse (Boiler Room)
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0183/DET
Council ref: M/APP/2013/1613
Applicant: Anne And Ross McLellan
Development location: Site Adjacent To Humanae Vitae House, Chapel Brae, Braemar AB35 5YT
Proposal: Erection of Dwellinghouse Including Change of Use of Land From Agricultural to Domestic Garden Ground
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments:

The Cairngorms National Park Authority recommend that full consideration be given to Local Plan policies on design and landscaping particularly given the location within a Conservation Area. Careful attention requires to be paid to the finishes, for example the appropriateness of detailing such as upvc windows and tile roofs together with the proportions of the building which could be considered to lack simplicity and relationship to traditional vernacular in the village.

CNPA ref: 2013/0184/DET
Council ref: 13/01024/FLL
Applicant: Mr And Mrs Price
Development location: Urrard House, Killiecrankie, Pitlochry PH16 5LN
Proposal: Alterations and extension to dwellinghouse
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: 2013/0186/DET
Council ref: 13/02162/FUL
Applicant: Geoff Freedman Rural Bridges
Development location: Alt Na Criche Bridge Land Between Railway And River Spey, Kinrara Estate, And South Of Aviemore Treatment Works, Aviemore
Proposal: Construction of new foot and horse bridge on the Speyside Way Extension
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments:

The Cairngorms National Park Authority (CNPA) advise that , as with previous applications here, the proposed bridge work would be undertaken by the Cairngorms Outdoor Access Trust (COAT) on behalf of the CNPA. The CNPA supports the development of a new bridge at this location as both a standalone project and also as part of the overall Speyside Way extension project, and consider that the development will be of assistance in enhancing access opportunities in the area.

CNPA ref: 2013/0187/DET
Council ref: M/APP/2013/1817

Applicant: Mr And Mrs McCombie
Development location: Farr Cottage , 5 Cairnadrochit , Braemar Ballater
Proposal: Alterations and Extension to Dwellinghouse including Dormers
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: **2013/0188/DET**
Council ref: 13/02161/FUL
Applicant: The Highland Council
Development location: Alvie School, Alvie, Kinncraig Kingussie
Proposal: Proposed single storey extension - incorporating toilet accommodation
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments:

The Cairngorms National Park Authority (CNPA) welcome a permanent solution to educational accommodation at Alvie School. In order to comply with Local Plan policy on landscape and design it is recommended that particular care be taken to ensure a good quality link between old and new buildings which emphasises the change and the opportunity be considered to incorporate more glazing and care with roof finish/pitch of new build.

CNPA ref: **2013/0189/DET**
Council ref: 13/02030/FUL
Applicant: Mr James Wood
Development location: Site F Edinkillie, Highburnside, Aviemore
Proposal: Erection of house (amended design to permission 10/01543/FUL)
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Non call in comments: N/A

CNPA ref: **2013/0190/MSC**
Council ref: 13/02181/MSC
Applicant: Davall Developments Ltd
Development location: Land To North And East And West Of Dunbarry Terrace And,

Proposal: Kerrow Drive, Kingussie
Matters specified in Conditions 1, 2, 5, 10, 11, 16, 18, 27 & 29 of Permission In Principle 09/048/CP relating to submission of revised Master Plan, supporting information and details of formation of Construction Haul Road to A86 Trunk Road, Phase I Housing layout for 37 Serviced Private Plots and 18 Affordable Dwellings, Trunk Road access, site roads, drainage, landscaping and waste management; and Variation of Condition 4 to permit access from Dunbarry Terrace/Road and Kerrow Drive network

Application type: Matters Specified in Conditions

Call in decision: **CALLED IN**

Call in reason: The development raises issues of landscape, environmental, access, social and economic significance in relation to the submission of master plan and this overall housing development. It is also of linked significance to the application for planning in principle which was determined by the Cairngorms National Park Authority (CNPA) seeking consent for matters specified in the conditions of that consent, and also to vary the terms of the consent granted. (It is also a resubmission of a recently withdrawn application on this site which had been called in by the CNPA) It is therefore considered to be of significance to the collective aims of the National Park.

Non call in comments: N/A

CNPA ref: 2013/0191/LBC

Council ref: 13/02201/LBC

Applicant: First Scotrail

Development location: Carrbridge Railway Station, Station Road, Carrbridge

Proposal: Existing station to be repainted in colours to comply with Transport Scotland Scotrail Identity Guidelines

Application type: Listed Building Consent

Call in decision: **NO CALL-IN**

Call in reason: N/A

Non call in comments: N/A
