
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN

Call-in period: 17 July 2023
2023/0291/DET to 2023/0301/DET

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref: 2023/0291/DET
Council ref: 23/02944/FUL
Applicant: Ms Annabel Ross
Development location: Land 20M South Of West Winds, Golf Course Road, Grantown-on-spey, Highland
Proposal: Erection of house
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Type 2: Housing – four or less residential units within a settlement; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0292/DET
Council ref: APP/2023/1230
Applicant: National Trust For Scotland - Mar Lodge Estate
Development location: Footbridge To North Of Derry Lodge, Braemar, Aberdeenshire
Proposal: Installation of new abutments and reinstall existing bridge
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Other: Small scale development that needs planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0293/DET
Council ref: 23/02610/FUL
Applicant: Mr Walter Micklethwait
Development location: Waiting Room, Invereshie, Aviemore, PH22 1QP
Proposal: Erection of self-catering cabin
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Other: Small scale development that needs planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0294/DET
Council ref: 23/02043/FUL
Applicant: Mr Ian Beattie
Development location: Land 60M NW Of Birch Cottage, Insh, Kingussie, PH21 1NU
Proposal: Erection of house and garage
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Type 2: Housing – four or less residential units within a settlement; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0295/DET
Council ref: APP/2023/1235
Applicant: Mr And Mrs Labib And Fiona Hassoun
Development location: Land Adjacent To Carrue Cottage, Logie Coldstone, Aboyne, Aberdeenshire
Proposal: Erection of farm shop / cafe / staff accommodation and shed and installation of free-standing solar panels and associated works
Application type: Detailed Planning Permission
Call in decision: **CALLED IN**
Call in reason: **The application is to create a new visitor facility in a rural location which will include the erection of farm shop, building to house retail space, cafe, office space and owners/caretakers and staff accommodation. Therefore, the application is considered to raise issues of significance to the collective aims of the National Park.**
Background Analysis: Type 1: The application is to create a new visitor facility in a rural location which will include the erection of a farm shop, building to house retail space, café, office space and owners / caretakers and staff accommodation; the application is considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0296/LBC
Council ref: 23/01607/LBC
Applicant: Network Rail
Development location: Kingussie Railway Station, Ruthven Road, Kingussie, Highland
Proposal: Installation of footbridge with associated lifts and removal of existing footbridge
Application type: Listed Building Consent
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Type 2: Listed building consent applications that involve minor external or internal changes; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0298/DET
Council ref: 23/03227/FUL
Applicant: Mr Andrew Thorpe
Development location: The Hermitage, Spey Street, Kingussie, Highland
Proposal: Change of use from commercial guesthouse to house
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0299/DET
Council ref: APP/2023/1306
Applicant: Invercauld Estate
Development location: Site To The East Of Newton Of Gairn, Ballater, Aberdeenshire, AB35 5UD
Proposal: Erection of dwellinghouse and garage
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Type 2: Housing – up to two residential units outside a settlement; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0300/PPP
Council ref: 23/03244/PIP
Applicant: Miss Cathryn Williamson
Development location: Land 80M SW Of Inshcraig, Insh, Kingussie, PH21 1NU
Proposal: Development of three affordable houses
Application type: Planning Permission in Principle
Call in decision: **CALLED IN**
Call in reason: **The application is for the erection of three affordable houses on a vacant farm site outside a settlement, therefore the application is considered to raise issues of significance to the collective aims of the National Park.**
Background Analysis: Type 1: Housing - three or more residential units outside a settlement; the application is considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2023/0301/DET
Council ref: 23/02640/FUL
Applicant: Mr Robin Johnson
Development location: Bruiach Cottage, Church Terrace, Newtonmore, PH20 1DT
Proposal: Use of property as short-term letting unit
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Background Analysis: Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure, and industrial uses; the application is 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