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# CAIRNGORMS NATIONAL PARK AUTHORITY

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## OUTCOME OF CALL-IN Call-in period: 19 August 2024 2024/0206/DET to 2024/0217/DET

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

### PLANNING APPLICATION CALL-IN DECISIONS

**CNPA ref:** 2024/0206/DET  
**Council ref:** 24/01206/APP  
**Applicant:** Mr Barry Edmondson  
**Development location:** Bike Glenlivet, Glenlivet Bike Trails, Tomintoul, Ballindalloch  
**Proposal:** Construct three sections of mountain bike trail which will extend the length of three existing trails  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Other: Business and Industry 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.

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**CNPA ref:** 2024/0207/DET  
**Council ref:** 24/03284/FUL  
**Applicant:** Mr & Ms Robert & Jean Ransom & Walker  
**Development location:** Glencurr, Dulnain Bridge, Grantown on Spey, PH26 3LU  
**Proposal:** Erection of extension  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Householder developments – small developments that need planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0208/LBC  
**Council ref:** 24/03141/LBC  
**Applicant:** Angus Dundee Distillers PLC  
**Development location:** Tomintoul House, Nethy Bridge, Highland, PH25 3ED  
**Proposal:** Alterations to house; creation of staff accommodation on ground floor; ensembles on first floor; reduction in attic bedrooms from 3 to 1; creation of attic leisure area; remodelling of main entrance steps; reinstatement of fountain centre piece; driveway repairs and edging  
**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.

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**CNPA ref:** 2024/0209/DET  
**Council ref:** APP/2024/1302  
**Applicant:** Mr Alan Ross  
**Development location:** Victoria & Albert Halls (Ballater) Trust, Albert and Victoria Halls, Station Square, Ballater  
**Proposal:** Installation of insulation, solar panels and air source heat pump  
**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.

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**CNPA ref:** 2024/0210/LBC  
**Council ref:** APP/2024/1308  
**Applicant:** Mr Alan Ross  
**Development location:** Victoria & Albert Halls (Ballater) Trust, Albert and Victoria Halls, Station Square, Ballater  
**Proposal:** Installation of insulation, solar panels, air source heat pump and air source heaters  
**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.

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**CNPA ref:** 2024/0211/DET  
**Council ref:** APP/2024/1317  
**Applicant:** Semeil Deer Farm  
**Development location:** Semeil Farm, Strathdon, AB36 8XJ  
**Proposal:** Erection of shed including installation of biomass boiler  
**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.

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**CNPA ref:** 2024/0213/DET  
**Council ref:** 24/03331/FUL  
**Applicant:** Taza Mohammedbhai  
**Development location:** Strathavon, 26 Dalfaber Road, Aviemore, PH22 1PU  
**Proposal:** Erection of extension  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Householder developments – small developments that need planning permission; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0214/ADV  
**Council ref:** 24/03364/ADV  
**Applicant:** Co-op HQ  
**Development location:** The Co-operative Food, 1 Granish Way, Aviemore, Highland  
**Proposal:** Erection of illuminated fascia signage, window graphics and projecting sign  
**Application type:** Advertisement Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Advertisement consent applications; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0215/ADV  
**Council ref:** APP/2024/1323  
**Applicant:** Glen Tanar Estate  
**Development location:** Land South of Bridge O Ess, Glen Tanar Estate, Aboyne, Aberdeenshire  
**Proposal:** Installation of noticeboard with canopy (non-illuminated)  
**Application type:** Advertisement Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Advertisement consent applications; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0216/ADV  
**Council ref:** APP/2024/1325  
**Applicant:** Glen Tanar Estate  
**Development location:** Land West of Braeloin Cottage, Glen Tanar Estate, Aboyne Aberdeenshire  
**Proposal:** Installation of noticeboard with canopy (nonilluminated)  
**Application type:** Advertisement Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Background Analysis:** Type 2: Advertisement consent applications; the application is not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2024/0217/DET  
**Council ref:** 24/02532/FUL  
**Applicant:** Mrs Elaine Russell  
**Development location:** Bell Cottage, Station Road, Newtonmore, Highland  
**Proposal:** Use of property as short-term letting unit and 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.

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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)