
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN Call-in period: 19 October 2015 2015/0328/DET to 2015/0339/DET

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref:	2015/0328/DET
Council ref:	M/APP/2015/3109
Applicant:	Glen Tanar Estate
Development location:	East Millfield, Glen Tanar, Aboyne Aberdeenshire
Proposal:	Replacement Roof Coverings
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	Approved by Local Authority Alterations to Dwellinghouse (APP/2015/1626)
Background Analysis:	Replacement roof on listed building. Type 2 – listed building consent applications that involve minor internal or external changes, also householder developments, small developments that need planning permission.

CNPA ref: 2015/0329/NDM
Council ref: 15/01774/PNOT
Applicant: Chivas Brothers Ltd
Development location: Heather Cottage, Glenlivet, Ballindalloch Moray
Proposal: Demolition of dwelling
Application type: Demolition Notification
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history on site itself
To north east CNPA granted full planning permission for new processing building (including additional distillery facilities) replacement bio plant alterations to evaporator and associated plant and landscaping at Glenlivet Distillery (2104/0232/DET)
Background Analysis: Prior notification for demolition of dwellinghouse. Type Other – prior notification case

CNPA ref: 2015/0330/DET
Council ref: M/APP/2015/3162
Applicant: Dalmuir Properties Limited
Development location: Hilton, 9 Chapel Brae, Braemar Aberdeenshire
Proposal: Alterations and extension to dwelling house
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Applications dealt with by Local Authority

- Alterations and Extension to Dwellinghouse (APP/2015/0407)
- Felling of 2 No. Cypress (C1 & C2) and 1 No. Larch (L1) (TRE/2013/0046)

Background Analysis: Type 2 –Householder developments- small developments that need planning permission

CNPA ref: 2015/0332/DET
Council ref: 15/03804/S75D
Applicant: Mrs Doreen Park
Development location: Malvern, Nethy Bridge, Highland PH25 3DB
Proposal: Application to discharge planning obligation of planning permission 06/00070/FULBS - Demolition of a bothy and erection of a dwelling
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Demolition of bothy; erection of dwelling (06/0107/CP) - Application approved by CNPA subject to Section 75 agreement requiring that the new development may be used only as accommodation ancillary to the main dwellinghouse of Malvern
Background Analysis: Application seeks to discharge obligations of Section 75 agreement regarding use of the house. Although directly related to an application determined by the CNPA, the CNPA has no call in powers for this type of case. It is recommended that the Highland Council consult CNPA for background information as required

CNPA ref: 2015/0333/DET
Council ref: 15/03792/FUL
Applicant: G S Campbell Contractors Ltd
Development location: Unit 4A, Newtonmore Industrial Estate, Station Road Newtonmore
Proposal: Erection of new offices
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Applications approved by Local Authority

- Erection of office building [adjacent to Craigmhor Road] (01/00007)
- Erection of storage shed (03/00367/FULBS)

Background Analysis: Small extension to existing commercial premises within settlement. Type Other – does not raise issues of significance to collective

CNPA ref: 2015/0334/DET
Council ref: 15/03599/FUL
Applicant: BT Openreach
Development location: Land 30M NW Of Carrbridge Hotel, Carrbridge,
Proposal: Installation of 1 x DSLAM cabinet
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history
Background Analysis: Minor telecommunications infrastructure within settlement. Type – Other. Not considered to raise issues of significance to collective aims of National Park.

CNPA ref: 2015/0335/DET
Council ref: 15/03761/FUL
Applicant: Mr Austen Durant
Development location: Aviemore Holiday Park, Dalfaber Road, Aviemore Highland
Proposal: Change of use of existing building from Games Room to Restaurant and Bar
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history
Background Analysis: Small scale change of use of existing building within established caravan site. Type Other. Not considered to raise issues of significance to collective aims of National Park

CNPA ref: 2015/0336/DET
Council ref: 15/03636/FUL
Applicant: BT Openreach
Development location: Land 40M S Of Ben Muich Dhui, Nethy Bridge, Highland PH25 3DR
Proposal: Installation of 1 x DSLAM cabinet
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history
Background Analysis: Minor telecommunications infrastructure within settlement. Type – Other. Not considered to raise issues of significance to collective aims of National Park.

CNPA ref: 2015/0338/DET
Council ref: M/APP/2015/3175
Applicant: Invercauld Estate
Development location: Gairnshiel Lodge, B976 Blairglass To A939 At Gairnshiel Lodge, Glen Gairn Ballater
Proposal: Erection of Emergency Refuge / Lunch hut
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history
Background Analysis: Proposed small scale lunch hut beside existing tracks in hills to north of Gairnshiel – land is not covered by environmental designations. Type Other. Not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref:	2015/0339/DET
Council ref:	15/03858/FUL
Applicant:	Mr Kevin Dickson
Development location:	Powerhouse Building, On The Shore Of Loch Laggan, Kinloch Laggan Newtonmore
Proposal:	To construct and operate a new hydroelectric scheme (up to 9MW) involving a dam and storage reservoir, up to four minor intakes, buried pipelines, powerhouse building, access track works and temporary site establishment areas for River Pattack Hydro Scheme (Amended proposal 14/02344/FUL to reduce the dam height from 412 to 405/406m AOD depending on ground conditions
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	Application approved by Local Authority – CNPA input as consultee. To construct and operate a new hydroelectric scheme (up to 9MW) involving a dam and storage reservoir, up to four minor intakes, buried pipelines, powerhouse building, access track works and temporary site establishment areas for River Pattack Hydro Scheme (14/02344/FUL).
Background Analysis:	Application proposes to reduce height of dam in relation to previously consented scheme. As the dam and main elements of infrastructure lie outwith the National Park boundaries the original scheme was not called in by the CNPA. The impacts of the wider scheme have previously considered by the CNPA as consultee. The proposed development is not considered to raise issues of significance to the collective aims of the National Park and, again, the main elements of the infrastructure (in particular the revised dam design which is the only proposed change) lie outwith the National Park boundary. The Local Authority has consulted CNPA landscape officer.

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