
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN

Call-in period: 21 November 2019
2019/0355/DET to 2019/0364/DET

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref:	2019/0355/DET
Council ref:	19/04709/FUL
Applicant:	Pitmain Estate
Development location:	Riseley Cottage, Glen Road, Newtonmore, Highland
Proposal:	Installation of replacement septic tank and soakaway
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	There is no recent planning history
Background Analysis:	Other: 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: 2019/0356/DET
Council ref: 19/04897/FUL
Applicant: Mr John Christie
Development location: Land 550M NW Of Druimnacoille, Dalnavert, Feshiebridge
Proposal: Siting of chalet
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: There is no recent planning history
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: 2019/0357/PPP
Council ref: 19/04891/PIP
Applicant: Mrs B Millar
Development location: Land 30M NW Of Mill Of Garlyne, Nethy Bridge
Proposal: Erection of house
Application type: Planning Permission in Principle
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Type 2: Housing – up to two residential units outside a settlement; application is therefore not considered to raise issues of significance to the collective aims of the National Park.
Background Analysis: Ancient Woodland Inventory
Native Woodland Survey
Special Area of Conservation
Medium Probability Fluvial Flooding
Medium Probability Surface Flooding

CNPA ref:	2019/0358/DET
Council ref:	APP/2019/2541
Applicant:	Highland Hospitality
Development location:	Fife Arms Hotel, Mar Road, Braemar, Aberdeenshire
Proposal:	Erection of Bin Store
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	Recent planning history includes; <ul style="list-style-type: none"> • APP/2015/3554 – Alterations, Extension and Refurbishment of Hotel – Called in by CNPA, 2015/0386/DET - Approved • APP/2015/3555 – Alterations and Extension to Hotel – Called in by CNPA, 2015/0387/LBC – Approved • APP/2015/3556 – Substantial Demolition in a Conservation Area, Decided – planning application details not available to view on Aberdeenshire Council website • APP/2016/2778 – Relocation of 4 underground gas tanks and erection of 0.5m high fire walls, 1.8m high fence enclosure and 2m high granite wall, Decided – approved by LA • APP/2019/2542 – Erection of Bin Store, Decided - planning application details not available to view on Aberdeenshire Council website
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: 2019/0359/DET
Council ref: APP/2019/2545
Applicant: Mrs Fiona Willis
Development location: 5 Viewfield Road, Ballater, Aberdeenshire, AB35 5RD
Proposal: Conversion and Extension of Existing Building to Form Dwellinghouse
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes;

- APP/2017/2000 - Conversion and Extension of Existing Building to form Dwellinghouse – Decided – application Withdrawn
- APP/2018/0536 – Conversion and Extension of Existing Building to form Dwellinghouse – Decided – approved 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: 2019/0360/DET
Council ref: 19/04846/FUL
Applicant: Dr A Adamson
Development location: Tigh-na-torr, Dell Road, Nethy Bridge, Highland
Proposal: Alterations and extensions
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: There is 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: 2019/0361/DET
Council ref: 19/04864/FUL
Applicant: Telefonica UK Limited
Development location: Land 150M SE Of Coylumbridge Hotel, Coylumbridge, Aviemore
Proposal: Installation of 17.5m high monopole with 3 antennas, 2 dishes, 5 cabinets and ancillary development
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: There is no recent planning history
Background Analysis: Other: Telecommunications masts outside a settlement; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2019/0362/DET
Council ref: 19/04748/FUL
Applicant: Pitmain Holding LTD
Development location: Pitmain Lodge, Kingussie, Highland, PH21 1LR
Proposal: Erection of extension
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes;

- 11/03121/FUL – Installation of 2 hydropower schemes and reconstruction of a dam, called in by CNPA 2011/0281/DET - Approved
- 13/03548/FUL – Construction of diversionary vehicular access track and parking areas for sporting activities (retrospective), called in by CNPA 2013/0318/DET - Approved
- 14/02981/FUL – Amendment to location of upper powerhouse, called in by CNPA 2014/0234/DET - Approved
- 16/00028/FUL – Proposed flood alleviation scheme diverting from the Allt Mhor to discharge into the adjacent Loch Gynack, called in by CNPA 2016/0011/DET – Approved

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:	2019/0363/DET
Council ref:	19/04385/FUL
Applicant:	Cairngorm Residential Ltd
Development location:	Development Site On Former Filling Station, Grampian Road, Aviemore, Highland
Proposal:	Erection of three blocks of flats (27 units) with associated parking and access
Application type:	Detailed Planning Permission
Call in decision:	CALLED IN
Call in reason:	The proposal is for the development of 27 residential units which falls within Type I - Housing: five or more residential units within a settlement - and is considered to raise issues of significance to the collective aims of the National Park.
Planning History:	Recent planning history includes; <ul style="list-style-type: none"> • Erection of 28 apartments with associated works (amended design) (18/00315/FUL) – called in by CNPA 2018/0043/DET. Application Refused • Erection of 32 no Apartments arranged in 4 storey blocks with associated parking, community heating and power unit including new access onto Grampian Road, (17/02174/FUL) – called in by CNPA 2017/0198/DET. Application withdrawn.
Background Analysis:	Proposal is for full planning permission for the erection of 27 units, with associated parking and access. Type I: Housing – five or more residential units within a settlement; therefore the application is considered to raise issues of significance to the collective aims of the National Park.

CNPA ref:	2019/0364/DET
Council ref:	19/04571/FUL
Applicant:	Highland Hangouts Ltd & MacDonald Aviemore Resorts
Development location:	Macdonald Aviemore Resort, Grampian Road, Aviemore, PH22 1PN
Proposal:	Temporary installation of Tree Tent along with ancillary deck
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	Recent planning history includes; <ul style="list-style-type: none"> • 11/01166/FUL – Variation to Condition 1 of consent 04/120/CP (04/00076/OUTBS) – called in by CNPA 11/110/CP – Approved • 14/01109/FUL – Erection of 2 No. holiday lodges to supplement existing resort accommodation – called in by CNPA 2014/0096/FUL – Approved
Background Analysis:	Other: 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