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# CAIRNGORMS NATIONAL PARK AUTHORITY

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## OUTCOME OF CALL-IN

Call-in period: - 23 December 2019

2019/0387/DET to 2019/0399/DET

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

### PLANNING APPLICATION CALL-IN DECISIONS

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| <b>CNPA ref:</b>             | <b>2019/0387/DET</b>  |
| <b>Council ref:</b>          | 19/05361/FUL  |
| <b>Applicant:</b>            | Mr Patrick Thoroughgood   |
| <b>Development location:</b> | 8 Railway Terrace, Aviemore, Highland, PH22 1SA   |
| <b>Proposal:</b>             | Alterations and erection of extension to house  |
| <b>Application type:</b>     | Detailed Planning Permission  |
| <b>Call in decision:</b>     | <b>NO CALL-IN</b>   |
| <b>Call in reason:</b>       | N/A   |
| <b>Planning History:</b>     | No recent planning history  |
| <b>Background Analysis:</b>  | 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. |

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| <b>CNPA ref:</b>             | <b>2019/0389/DET</b>  |
| <b>Council ref:</b>          | APP/2019/2822   |
| <b>Applicant:</b>            | Dr Gwyneth De Lacey   |
| <b>Development location:</b> | Lea Rig, 69 Golf Road, Ballater, Aberdeenshire  |
| <b>Proposal:</b>             | Alterations and Extensions to Dwellinghouse and Erection of Garden Store  |
| <b>Application type:</b>     | Detailed Planning Permission  |
| <b>Call in decision:</b>     | <b>NO CALL-IN</b>   |
| <b>Call in reason:</b>       | N/A   |
| <b>Planning History:</b>     | No recent planning history  |
| <b>Background Analysis:</b>  | 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. |

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**CNPA ref:** 2019/0390/DET  
**Council ref:** APP/2019/2815  
**Applicant:** Mr David Marshall  
**Development location:** Car Park Exit, Dinnet Village / Adjacent To Loch Kinnord Hotel, Dinnet, Aberdeenshire  
**Proposal:** Installation of Public Notice Board  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** No recent planning history  
**Background Analysis:** Type 2: Advertisement consent applications; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2019/0391/DET  
**Council ref:** 19/01496/APP  
**Applicant:** Wigwam Holidays  
**Development location:** Site East Of Estate Office, Main Street, Tomintoul, Moray  
**Proposal:** Erect a shed to house a water pump on  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes;

- Proposed installation of 1200L LPG tank, 18/01468/APP, Permitted by LA

**Background Analysis:** Type 2: Small scale extensions, changes of use of 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.

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**CNPA ref:** 2019/0392/DET  
**Council ref:** 19/05386/FUL  
**Applicant:** Mr C Ross  
**Development location:** Broomlands Cottage, Dulnain Bridge, Highland, PH26 3LT  
**Proposal:** Raise existing wall head, form new roof to cottage and erect replacement front porch  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** 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.

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| <b>CNPA ref:</b>             | <b>2019/0394/DET</b>   |
| <b>Council ref:</b>          | 19/05395/FUL   |
| <b>Applicant:</b>            | Britannia Hotels   |
| <b>Development location:</b> | Coylumbridge Hotel, Coylumbridge, Aviemore, Highland   |
| <b>Proposal:</b>             | Construction of 7 hotel lodge buildings and associated access road within hotel grounds  |
| <b>Application type:</b>     | Detailed Planning Permission   |
| <b>Call in decision:</b>     | <b>NO CALL-IN</b>  |
| <b>Call in reason:</b>       | N/A  |
| <b>Planning History:</b>     | Recent planning history includes; <ul style="list-style-type: none"> <li>• Remove the existing restaurant conservatory, reinstate new windows/doors within existing opening, re-clad the exterior face and install 2no new windows on end elevation, 11/01080/FUL, Application Permitted by LA.</li> <li>• Installation of biomass boilers within existing plant room and external pellet silo, 15/03526/FUL, Application Permitted by LA.</li> <li>• 20m high lattice tower with 3m head frame, 3no. antennas, 3no. Remote Radio Units (RRUs) (298x127351mm), 2no. 300mm dish and relocated antennas with 3no. cabinets (2no. 1300x700x1450mm; 1no. 600x500x1535mm), 2m high timber fence and all ancillary development. The existing 16.5m mast will be removed, 16/05492/FUL, Application Permitted by LA.</li> <li>• Erection of connecting link from hotel to accommodation block, 19/03020/FUL, Application Permitted by LA.</li> <li>• Temporary siting of office and reception building, 19/01473/FUL, Application Permitted by LA.</li> </ul> |
| <b>Background Analysis:</b>  | Type Other: Proposal for seven lodges related to existing established hotel and lodge complex at Coylumbridge, situated within existing curtilage of the complex; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.   |

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**CNPA ref:** 2019/0395/DET  
**Council ref:** 19/05373/FUL  
**Applicant:** Mr And Mrs G Jessop  
**Development location:** Craig Malloch, Street Of Kincardine, Boat Of Garten, Highland  
**Proposal:** Demolition of house and garage and erection of replacement house and garage  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** 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.

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**CNPA ref:** 2019/0396/DET  
**Council ref:** APP/2019/2877  
**Applicant:** Mrs Joanne Croll  
**Development location:** Little Langdale, Monaltrie Road, Ballater, Aberdeenshire  
**Proposal:** Alterations and extension to dwellinghouse  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes;  

- Alterations and Extensions to dwelling house, APP/2019/0028, approved by LA.

**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.

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| <b>CNPA ref:</b>             | <b>2019/0397/DET</b>  |
| <b>Council ref:</b>          | 19/04884/FUL  |
| <b>Applicant:</b>            | Balavil Estate Ltd  |
| <b>Development location:</b> | Balavil Mains Farmhouse, Kingussie, Highland, PH21 1LU  |
| <b>Proposal:</b>             | Erection of garage and game larder  |
| <b>Application type:</b>     | Detailed Planning Permission  |
| <b>Call in decision:</b>     | <b>NO CALL-IN</b>   |
| <b>Call in reason:</b>       | N/A   |
| <b>Planning History:</b>     | Recent planning history includes; <ul style="list-style-type: none"> <li>• Conversion of redundant farm buildings to visitor facilities and commercial use, including alterations and extension of existing structures. construction of new buildings for cafe, catering and events use, formation of vehicle parking areas, 16/01984/FUL, Approved by CNPA</li> <li>• Conversion of redundant farm buildings to visitor facilities and commercial use, including alterations and extension of existing structures; construction of new buildings for cafe, catering and events use; formation of vehicle parking areas, 16/02004/LBC, Approved by CNPA.</li> <li>• Stabilisation, repair, part-reconstruction and reinstatement of openings to steading building, 19/03983/LBC, Awaiting decision by LA</li> <li>• Erection of agricultural building within the walls of an existing steading, 19/04055/LBC, approved by LA.</li> <li>• Replace existing shed doors with new doors to original design - retain fan lights, 18/04479/LBC, Approved by LA.</li> <li>• Replace existing shed doors with new doors to original design - retain fan lights, 18/04951/FUL, Application Permitted by LA.</li> </ul> |
| <b>Background Analysis:</b>  | Type: 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.   |

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| <b>CNPA ref:</b>             | <b>2019/0398/PPP</b>  |
| <b>Council ref:</b>          | 19/05333/PIP  |
| <b>Applicant:</b>            | Mr Eric Dodd  |
| <b>Development location:</b> | Land 20M East Of Post Office, Main Street, Newtonmore   |
| <b>Proposal:</b>             | Installation of art on village square   |
| <b>Application type:</b>     | Planning Permission in Principle  |
| <b>Call in decision:</b>     | <b>NO CALL-IN</b>   |
| <b>Call in reason:</b>       | N/A   |
| <b>Planning History:</b>     | No recent planning history  |
| <b>Background Analysis:</b>  | Type: 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. |

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**CNPA ref:** 2019/0399/DET  
**Council ref:** APP/2019/2881  
**Applicant:** Mr Norman Gillan  
**Development location:** Land To South Of East Lodge, Glen Muick, Ballater, AB35 5SP  
**Proposal:** Erection of 25m Mast and Installation of Cabinets, Erection of 1.5m Gabion Retaining Wall and 1.8m Fence and Formation of Access  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** No recent planning history  
**Background Analysis:** Other: Telecommunications masts / cabinets outside a settlement; the application is therefore 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)