

AGENDA ITEM 6

APPENDIX 4B

2018/0177/DET

**REPRESENTATIONS
GENERAL**

Cairngorms National Park Authority

By Email: planning@cairngorms.co.uk

[Date: 11th June 2018](#)

2018/0177/DET | Renovation and erection of extension to building | Ptarmigan Restaurant Glenmore Aviemore

Dear Sir/Madam

As you will be aware RSPB Scotland is the area's neighbouring landowner. Our Abernethy Reserve is the second largest nature reserve owned by the RSPB, and its spectacular scenery and wildlife make it very popular with our members and the wider public.

I write on behalf of RSPB Scotland in response to the above application for the renovation and erection of extension to the Ptarmigan Restaurant on Cairngorm Mountain. Our main concern with regard to the proposal relate to its potential effects on the nearby Special Protection Areas (SPAs) and Special Areas of Conservation (SACs), which are protected by European and Scots law.

We are reassured to see that the majority of our previous comments have been incorporated into the mitigation plan for the development. RSPB has **no objection** to the application but wishes to make the following comments.

Increased visitor numbers

We previously raised concerns over the increased numbers of visitors to Cairngorm Mountain resulting from a development which has a greater emphasis on summer/all-year round activities compared to the current focus on winter recreation. We are pleased to see that Natural Retreats are still committed to the 'closed system' which is paramount to ensuring the continued protection of the special wildlife and habitats of the Cairngorm Plateau.

The plan to extend viewing platforms will enable more visitors to experience being outdoors on the mountain than previously however the application does not include any information regarding estimated changes in visitor numbers and so it is difficult to conclude that this will reduce pressure on the 'closed system'. Changes in visitor numbers and infrastructure need to be reflected in the visitor management plan.

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The RSPB is part of BirdLife International,
a partnership of conservation organisations
working to give nature a home around the world.

Patron: Her Majesty the Queen Chairman of Council: Professor Steve Ormerod, FIEEM President: Miranda Krestovnikoff
Chairman, Committee for Scotland: Professor Colin Galbraith Director, RSPB Scotland: Anne McCall Regional Director: George Campbell

The RSPB is a registered charity in England and Wales 207076, in Scotland SCO37654

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