
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN Call-in period: 25 January 2016 2016/0014/DET to 2016/0022/DET

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref: 2016/0014/DET
Council ref: 16/00060/APP
Applicant: Mr Paul Atkinson
Development location: Kirkie, Auchnarrow, Ballindalloch Moray
Proposal: Alterations and extension
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent planning history
Background Analysis: Proposal is for an extension to existing dwelling house including: internal renovations, replacement of existing extension and construction of side entrance porch. Type 2 – householder developments, small developments that need planning permission. Not considered to raise issues of significance to collective aims of National Park.

CNPA ref: 2016/0015/DET
Council ref: 16/00122/FUL
Applicant: Landmark Forest Adventure Park
Development location: Landmark, B9153 A95t Junction - A938 Junction Carrbridge, Carrbridge Highland
Proposal: Dismantle sawmill and erect butterfly-house visitor attraction
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Multiple planning applications for erection of buildings, play equipment, rope course, climbing structure, mini car track and remote control boat/truck area, fun ride and change of use of land decided by local authority.
Background Analysis: Proposal is to dismantle existing historic sawmill, for relocation to Highland Folk Museum, and for the construction of a butterfly-house visitor attraction on this previously developed site. The proposal is contained within the Landmark Forest Adventure Park site and would form one of a number of visitor attractions. Type 2 – Other. The proposal does not raise significant issues for the social or economic well-being of the community nor raise issues with regard to the understanding and enjoyment of the Park.

CNPA ref: 2016/0016/DET
Council ref: M/APP/2016/0136
Applicant: Mrs Noreen Stephen
Development location: Greystone Micras, Crathie, Ballater Aberdeenshire
Proposal: Proposed conversion of steading to from pottery studio and ancillary accommodation including change of use of land to domestic garden ground.
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent planning history
Background Analysis: Proposal is for the conversion of existing steading currently used for car parking and storage, to form a pottery studio and small-scale residential accommodation (single bedroom property). Type 2 – Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Less than two residential units outside a settlement. Not considered to raise issues of significance to collective aims of National Park.

CNPA ref: 2016/0017/DET
Council ref: 15/02224/APP
Applicant: Tomintoul And Glenlivet Development Trust
Development location: Museum And Visitor Information Centre, The Square, Tomintoul Moray
Proposal: Alterations and change of use of residential accommodation to offices at
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes the erection of fascia board and sign board approved by the Local Authority.
Background Analysis: Proposal is for the conversion of existing first floor accommodation to office space as part of Tomintoul and Glenlivet Information Centre. Type 2 – small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Not considered to raise issues of significance to collective aims of National Park

CNPA ref: 2016/0018/DET
Council ref: APP/2015/3893
Applicant: Mr Mustafa Taher
Development location: Drumnagarrow, Glenbuchat, Strathdon Aberdeenshire
Proposal: Demolition of existing dwellinghouse and erection of replacement dwellinghouse, outbuildings, formation of access track and associated drainage infrastructure and change of use of agricultural land to domestic garden ground.
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Full planning permission (APP/2011/4151) was previously granted by the Local Authority for the alterations and extension to existing dwellinghouse and change of use of land from agricultural to domestic garden ground
Background Analysis: The site currently comprises a derelict cottage and outbuilding; the proposal is for the replacement of the cottage with a contemporary dwellinghouse, the refurbishment of the outbuildings to form a store, home office, home gym and car parking, and formation of access track. Type 2 – housing, up to two residential units outside a settlement. Not considered to raise issues of significance to collective aims of National Park

CNPA ref: 2016/0019/DET
Council ref: 16/00066/APP
Applicant: Mr Phil Rogers
Development location: Balneden Steading, Tomintoul, Ballindalloch Moray
Proposal: Extension to laundry at
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent planning history includes: Outline (07/232/CP) and detailed planning permission (07/237/CP) to divide feu and convert derelict steading to dwelling house called in by CNPA. Both applications were withdrawn.

Local Authority approved full planning permission (08/00772/FUL) to convert steading to 3 self-contained units for holiday lets

Background Analysis: Proposal is for the extension of existing small timber and profile sheet laundry at Balneden Steading to provide drying room, storage area and cycle & wintersports equipment storage. Type 2 – small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Not considered to raise issues of significance to collective aims of National Park

CNPA ref: 2016/0020/DET
Council ref: M/APP/2016/0083
Applicant: Ann Chinner _ Ann Chant
Development location: Brackenburn, 1 Knocks Cottages, B976 U9m At Knock To Strathgirnock Farm Birkhall
Proposal: Alterations and extensions to dwellinghouse
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent planning history
Background Analysis: Proposal is for alterations and extension to existing dwelling house. Type 2 – Householder developments, small developments that need planning permission. Not considered to raise issues of significance to collective aims of National Park.

CNPA ref: 2016/0021/DET
Council ref: 16/00138/FUL
Applicant: Landmark Forest Adventure Park
Development location: Landmark, Carrbridge, Highland PH23 3AJ
Proposal: Remove existing open-sided storage building and replace with enclosed timber clad storage building
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Multiple planning applications for erection of buildings, play equipment, rope course, climbing structure, mini car track and remote control boat/truck area, fun ride and change of use of land decided by local authority.
Background Analysis: Proposal is to replace an existing open-sided storage building with enclosed timber clad building. Type 2 – small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses. Not considered to raise issues of significance to collective aims of National Park

CNPA ref:	2016/0022/DET
Council ref:	APP/2015/3722
Applicant:	Mr Alistair Shakles
Development location:	Helena , Crathie, Ballater Aberdeenshire
Proposal:	Discharge of planning obligation in respect of planning permission APP/2008/1179 (erection of dwellinghouse).
Application type:	Detailed Planning Permission
Call in decision:	CALLED IN
Call in reason:	The application is a Section 75A application to discharge a planning obligation secured through legal agreement between Cairngorms National Park Authority and applicant.
Planning History:	Recent planning history includes full planning permission (APP/2008/1779, 08/131/CP) for the erection of a dwellinghouse at site adjacent to Tomidhu. Approved by CNPA with Section 75 restricting the occupation of the dwellinghouse to someone working full-time in the adjacent bed and breakfast business or by a dependant of such person.
Background Analysis:	Proposal is for discharge of Section 75 condition which restricts sale of the dwelling house as it is tied to the bed and breakfast being the converted steading associated with principal property. Type 2 – Other – other consents and certificates. The bed and breakfast, and dwellinghouse, are established on the site.

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