
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF THE PLANNING COMMITTEE CALL-IN

held electronically
on 25 May 2012

PARTICIPATING MEMBERS

Peter Argyle
Duncan Bryden
Angela Douglas
Jaci Douglas
Katrina Farquhar
Kate Howie
Marcus Humphrey
Gregor Hutcheon

Eleanor Mackintosh
Ian Mackintosh
Willie McKenna
Martin Price
Gordon Riddler
Gregor Rimell
Allan Wright

APOLOGIES:

David Green
Mary McCafferty
Brian Wood

NO RESPONSE RECEIVED:

Dave Fallows

1. The CNPA has taken a decision to use electronic systems to carry out its Call-in meetings.
2. Members were able to view the Call-in presentation on the CNPA website (www.cairngorms.co.uk) between 12.00 noon on Wednesday 23 May and 9am on Friday 25 May 2012.
3. Apologies were received from the above Members.

DECLARATION OF INTEREST BY MEMBERS ON ANY ITEMS APPEARING ON THE CALL-IN PRESENTATION

4. Peter Argyle declared a direct interest in Planning Application No.:
 - 2012/0155/DET – due to being an Aberdeenshire Councillor and the Applicant being Aberdeenshire Council.
5. Jaci Douglas declared a direct interest in Planning Application No.:
 - 2012/0156/ADV - no reason was given.
6. Katrina Farquhar declared a direct interest in Planning Application No.:
 - 2012/0155/DET – due to being an Aberdeenshire Councillor and the Applicant being Aberdeenshire Council.
7. Marcus Humphrey declared a direct interest in Planning Application No.'s:
 - 2012/0149/DET – due to being a Director of COAT.
 - 2012/0150/DET – due to being a personal friend of the Applicant.
 - 2012/0155/DET – due to being Chairman of NESPT, who are acting as Agent.

PLANNING APPLICATION CALL-IN DECISIONS (Electronic Presentation, prepared by Mary Grier, Planning Officer)

8. 2012/0148/DET - No Call-in
9. 2012/0149/DET - No Call-in
10. 2012/0150/DET - No Call-in
11. 2012/0151/DET - No Call-in
12. 2012/0152/DET - No Call-in
13. 2012/0153/LBC - No Call-in
14. 2012/0154/ADV - No Call-in
15. 2012/0155/DET - Erection of Shelter to House Symbol Stones
At Land to East of Tullich Churchyard, A93 Castlehill, Tullich to B972
at Tullich, Tullich, Ballater AB35 5SB

The decision was to call-in the application for the following reason:

- The proposal is linked to a current planning application for a large extension at Tullich burial ground and on land adjacent to a culturally important site at the remains of Tullich church and its Symbol Stone and Church Slabs. The proposal involves creating a new shelter for the Symbol Stones. It is of linked significance to

the planning application currently being considered by the CNPA and also raises a number of issues with regard to natural and cultural heritage. The proposal is of general significance to the collective aims of the Cairngorms National Park.

16. 2012/0156/ADV - No Call-in

17. 2012/0157/DET - No Call-in

18. 2012/0158/DET - Erection twelve holiday lodges

At Land 50M East Of Beinn Ghuilbinn, Dalfaber Drive, Aviemore

The decision was to call-in the application for the following reason:

- The proposal is for the erection of 12 holiday lodges on the periphery of a belt of woodland and on land which is identified as 'Environment' in the Cairngorms National Park Local Plan (2010). The development is of significance to the aims of the National Park in the context of natural heritage, economic and social development of the area and the enjoyment of the area by the general public. As such, the proposal is considered to raise issues of general significance to the collective aims of the National Park.

19. 2012/0159/ADV - No Call-in

20. 2012/0160/PPP - No Call-in

21. 2012/0161/DET - No Call-in

22. 2012/0162/DET - No Call-in

23. 2012/0163/DET - No Call-in

24. 2012/0164/DET - No Call-in

25. 2012/0165/DET - No Call-in

26. 2012/0166/DET - No Call-in

COMMENTING ON APPLICATIONS NOT CALLED-IN BY THE COMMITTEE

27. The planning officers noted Members' comments and were delegated with the responsibility of whether or not to submit the comments to the Local Authorities. The following comments were passed on to the Local Authorities.

28. 2012/0148/DET - Erection of Fence and Kennels (Retrospective)

At Clunie Lodge, Cluniebank Road, Braemar AB35 5ZP

- The CNPA wish to express disappointment at the retrospective nature of this application.

29. 2012/0151/DET - Erection of 2m High Fence and Revised Position of Dormer Window
Previous Application APP/2009/1933 (Retrospective)
At 9 Queens Road Ballater AB35 5NJ

- The CNPA wish to express disappointment at the retrospective nature of this application.

30. 2012/0156/ADV - Display of banners
At Land At High Street And Castle Road East, Castle Road East,
Grantown-On-Spey PH26 3HS

- It is recommended in the interests of the visual amenity of the area and in order to assess the condition of the banners in the longer term (including whether they are liable to deterioration) that any consent should be limited to a temporary period of not more than 2 years.

31. 2012/0161/DET - Erection of dwelling house and garage
At Woodlands, Faebuie, Cromdale

- It is suggested in the event of consideration being given to the granting of planning permission that the proposed dwelling house is redesigned to more appropriately reflect traditional vernacular architecture and that the design solution should be unique to the characteristics of the site, rather than an 'off the shelf' design.

32. 2012/0162/DET - Demolition of existing cottage and barn and construction of a single residential dwelling house and garage
At Torispardon Cottage, Boat Of Garten

- In the interests of the cultural heritage of the area, it is recommended in the event of the granting of planning permission that a complete photographic record is compiled of the buildings prior to demolition. In addition, where possible materials should be salvaged and re-used in the new structure.

33. 2012/0164/DET - Erection of Detached Garage Including Change of Use of Agricultural Land To Domestic Garden Ground
At Cottown House Waterside Strathdon AB36 8XA

- It is suggested in the interests of protecting the visual amenity and landscape qualities of the area that the proposed garage would be more appropriately positioned in closer proximity to the existing dwelling house and other structures, rather than in the currently proposed position which is isolated from the dwelling.

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