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# CAIRNGORMS NATIONAL PARK AUTHORITY

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## OUTCOME OF CALL-IN

Call-in period: 25 July 2016  
2016/0266/DET to 2016/0275/ADV

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

### PLANNING APPLICATION CALL-IN DECISIONS

<b>CNPA ref:</b>	2016/0266/DET
<b>Council ref:</b>	APP/2016/2044
<b>Applicant:</b>	Braemar Mountain Sports Ltd
<b>Development location:</b>	Braemar Mountain Sports, Invercauld Road, Braemar, Aberdeenshire
<b>Proposal:</b>	Erection of 2 Freestanding Illuminated Signs
<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>- Extension to store room of main shop building (APP/2013/0372)</li><li>- Part change of use to form café including formation of link and extension to existing shop (APP/2013/1504)</li><li>- Installation of underground gas tank (APP/2013/3260)</li></ul> All approved by the Local Authority <ul style="list-style-type: none"><li>- Alterations and extension to shop and formation of café (APP/2013/0703)</li></ul> Approved by CNPA.
<b>Background Analysis:</b>	Proposal is for advertisement consent for the siting of 1 no. double sided and 1 no. single sided free standing timber signs. Type 2: Advertisement consent applications. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0267/DET  
**Council ref:** APP/2016/2066  
**Applicant:** Mr Alf Sorenson  
**Development location:** Westerton Site To The North West Of, Easterton, Glenbuchat  
**Proposal:** Erection of Holiday Chalet and Carport/Store  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes: Erection of holiday chalet & storage building (07/488/CP) which was granted consent on appeal.  
**Background Analysis:** The current proposal is for a variation of the design consented in permission 07/488/CP. Principle for development has been established at this location and the Local Authority accept that the previous consent has been implemented. 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 the collective aims of the National Park.

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**CNPA ref:** 2016/0268/DET  
**Council ref:** APP/2016/1735  
**Applicant:** Mason-Gray Hotels Ltd  
**Development location:** Moorfield House Hotel, 19 Chapel Brae, Braemar, Aberdeenshire  
**Proposal:** Installation of Decking Area (Retrospective)  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes four consents for tree works, all approved by the local authority.  
**Background Analysis:** Proposal seeks retrospective planning permission for the installation of decking within the grounds of a hotel. The area of decking has been installed to provide an outside seating area for hotel guests and replaces a dilapidated marquee structure. 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 the collective aims of the National Park.

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**CNPA ref:** 2016/0269/DET  
**Council ref:** 16/03113/FUL  
**Applicant:** Landmark Visitor Centres Ltd  
**Development location:** Landmark, Carrbridge, Highland, PH23 3AJ  
**Proposal:** Erect replacement storage building  
**Application type:** Detailed Planning Permission  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Application site has an extensive planning history associated with development of the adventure park which most recently includes:  
- Erection of butterfly-house visitor attraction (16/00122/FUL)  
- Remove existing open-sided storage building and replace with enclosed timber clad storage building (16/00138/FUL)  
- Installation of CCTV cameras (16/01988/LBC)  
**Background Analysis:** All approved by the Local Authority.  
Proposal is for the erection of a replacement timber clad storage building to form part of the infrastructure associated with operation of the adventure park. 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 the collective aims of the National Park.

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**CNPA ref:** 2016/0270/DET  
**Council ref:** 16/03117/FUL  
**Applicant:** Mr And Mrs F McMillan  
**Development location:** Hycliffe, West Terrace, Kingussie, Highland  
**Proposal:** Replacement windows and doors cut down to form opening for new double doors  
**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:** Proposal is for the replacement of existing windows and doors with new timber sash and case windows and hardwood doors, and for the creation of a new doorway from an existing window opening. Type 2: Householder developments – small developments that need planning permission. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0271/PPP  
**Council ref:** 16/03087/PIP  
**Applicant:** Mr Donald MacKenzie  
**Development location:** Land 45M NW Of, 3 Ridewood Grove, Newtonmore  
**Proposal:** Proposal for 8 houses and access road  
**Application type:** Planning Permission in Principle  
**Call in decision:** **CALLED IN**  
**Call in reason:** The proposal is for the erection of 8 residential units and associated access within a settlement and raises issues of significance to the collective aims of the National Park in terms of housing, sustainable design, natural heritage and landscape.  
**Planning History:** There is no recent planning history.  
**Background Analysis:** Proposal is for planning permission in principle for the erection of 8 detached houses and the formation of a new access road. Type 1: Housing – five or more residential units within a settlement. Considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0272/NOT  
**Council ref:** 16/03086/PNO  
**Applicant:** Mr Donald MacKenzie  
**Development location:** Strone Cottage, Strone Road, Newtonmore, Highland  
**Proposal:** Prior Notification for Non-Residential Farm-Related Building Works  
**Application type:** Agricultural and Forestry Notification  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes:  
- Subdivision of existing house to from main house with annexe (13/02480/FUL)  
- Alterations and extension to dwelling (04/00170/FULBS)  
Both approved by the Local Authority.  
**Background Analysis:** Application is a Prior Notification for the erection of an agricultural building required for storage of farm machinery. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0273/MSC  
**Council ref:** 16/01156/AMC  
**Applicant:** Interurban Developments Ltd  
**Development location:** Site To Rear Of Heatherlea, Main Street, Tomintoul, Moray  
**Proposal:** Erect Dwellinghouse  
**Application type:** Matters Specified in Conditions  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** Recent planning history includes:  
- Erect 2no dwellinghouses (16/00240/PPP)  
- Erect 4no dwellinghouses (16/00241/PPP)  
Both refused by the Local Authority  
- Extend planning consent 11/01033/APP for erection of one dwellinghouse and garage (14/01037/APP)  
- 3 Renewals of outline planning consent 03/00368/OUT (05/02485/FUL, 08/01878/FUL), 11/01033/APP)  
- Outline for erection of one dwellinghouse and garage (03/00368/OUT)  
All approved by the Local Authority.  
**Background Analysis:** Application is the submission of development details, as required by the conditions attached to the original outline planning permission 03/00368/OUT, for the erection of one dwellinghouse and garage at this location. Type 2: Housing – four or less residential units within a settlement. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0274/DET  
**Council ref:** APP/2016/2070  
**Applicant:** Mr Glen Perkins  
**Development location:** Castleton Guest House, 3-4 Castleton Terrace, Braemar, Aberdeenshire  
**Proposal:** Alterations and Extension to Dwellinghouse to Form 2 Dwellinghouses  
**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:** Proposal is for minor internal and external alterations associated with the division of an existing dwellinghouse to form two dwellinghouses. Type 2: Housing – four or less residential units within a settlement. Not considered to raise issues of significance to the collective aims of the National Park.

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**CNPA ref:** 2016/0275/ADV  
**Council ref:** 16/03134/ADV  
**Applicant:** Mrs Diane Wilde  
**Development location:** 118 Grampian Road, Aviemore, PH22 1RH  
**Proposal:** Advertisement of the following types: Canopy  
**Application type:** Advertisement Consent  
**Call in decision:** **NO CALL-IN**  
**Call in reason:** N/A  
**Planning History:** There is no recent planning history.  
**Background Analysis:** Application is for a single non-illuminated canopy sign associated with a flower shop. Type 2: Advertisement consent applications. Not considered to raise issues of significance of the collective aims of then 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%20notes/20140609_PAN_applying_for_planning_permission.pdf)