

# Disclaimer

For the purposes of this presentation, some of the application plans may have been cropped to enable a clearer display of detailed areas of the proposed development.

Further information regarding planning applications, including the original plans, can be viewed at:

Aberdeenshire Council: [www.aberdeenshire.gov.uk/planning/apps](http://www.aberdeenshire.gov.uk/planning/apps)

Angus Council: [http://planning.angus.gov.uk/PublicAccess/tdc/tdc\\_home.aspx](http://planning.angus.gov.uk/PublicAccess/tdc/tdc_home.aspx)

Highland Council: <http://wam.highland.gov.uk/wam/>

Moray Council: <http://public.moray.gov.uk/eplanning/search.do?action=simple>

Perth & Kinross Council: [http://193.63.61.22/publicaccess/tdc/DcApplication/application\\_searchform.aspx](http://193.63.61.22/publicaccess/tdc/DcApplication/application_searchform.aspx)

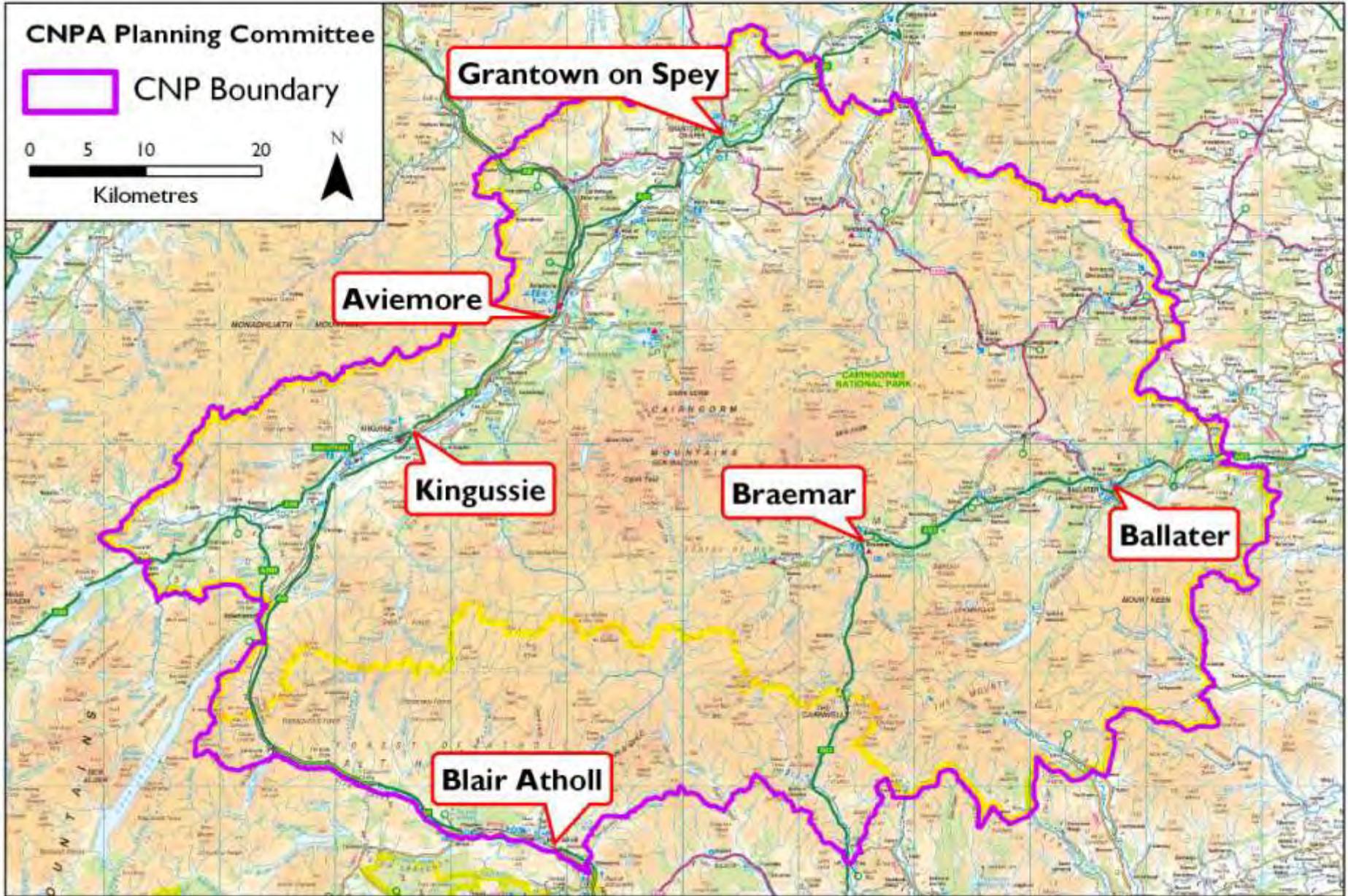
**Website links in this presenter are for your convenience to provide further information. These websites are not under the control of the CNPA and we are not responsible for the contents or availability of any other websites to which we provide a link.**

**CNPA Planning Committee**

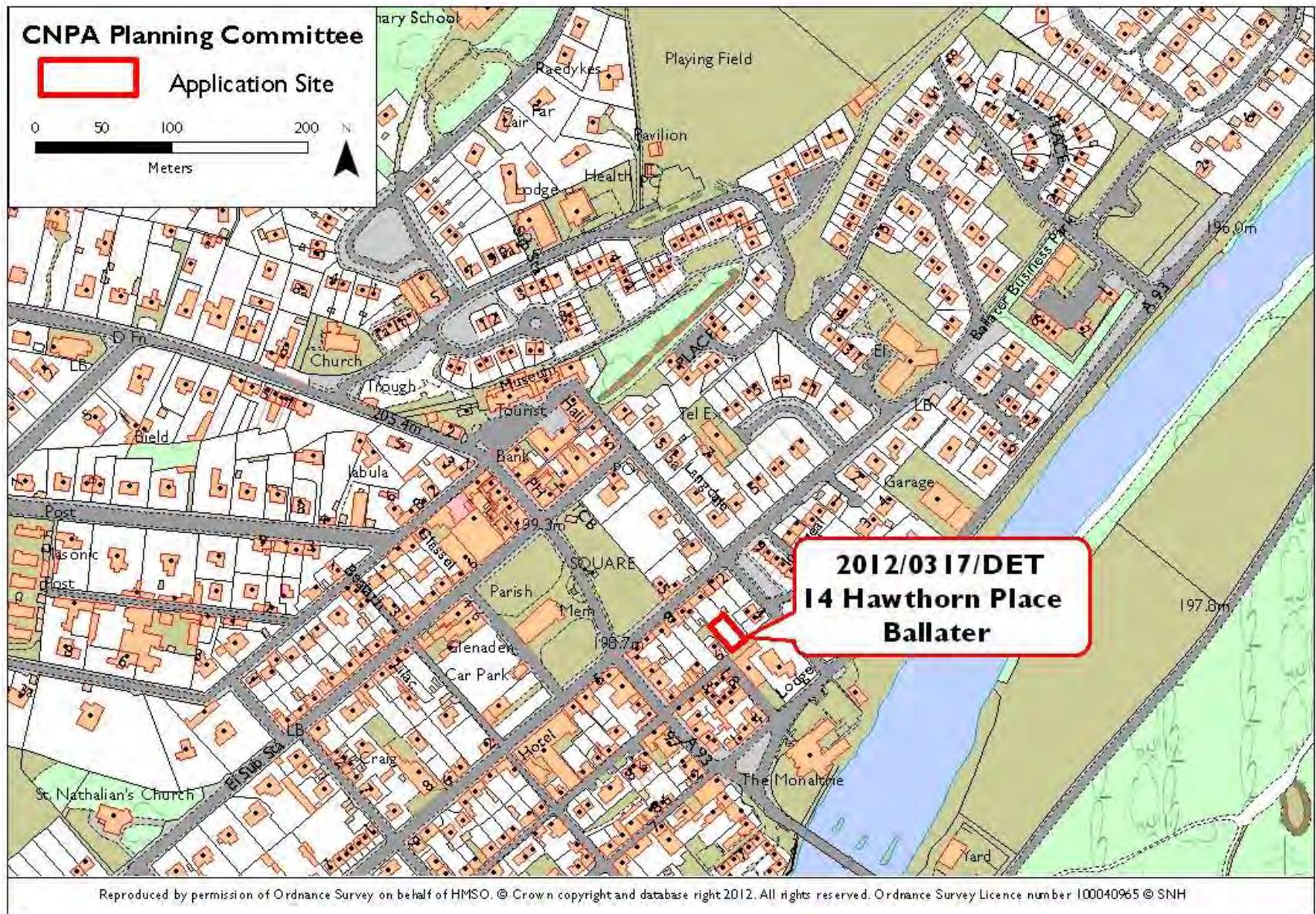
 **CNP Boundary**

0 5 10 20

Kilometres



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Applicant(s) :  
 Proposal :

Ms Betty Henderson  
 Full Planning Permission for Erection of Dwellinghouse and Sub Division of Feu

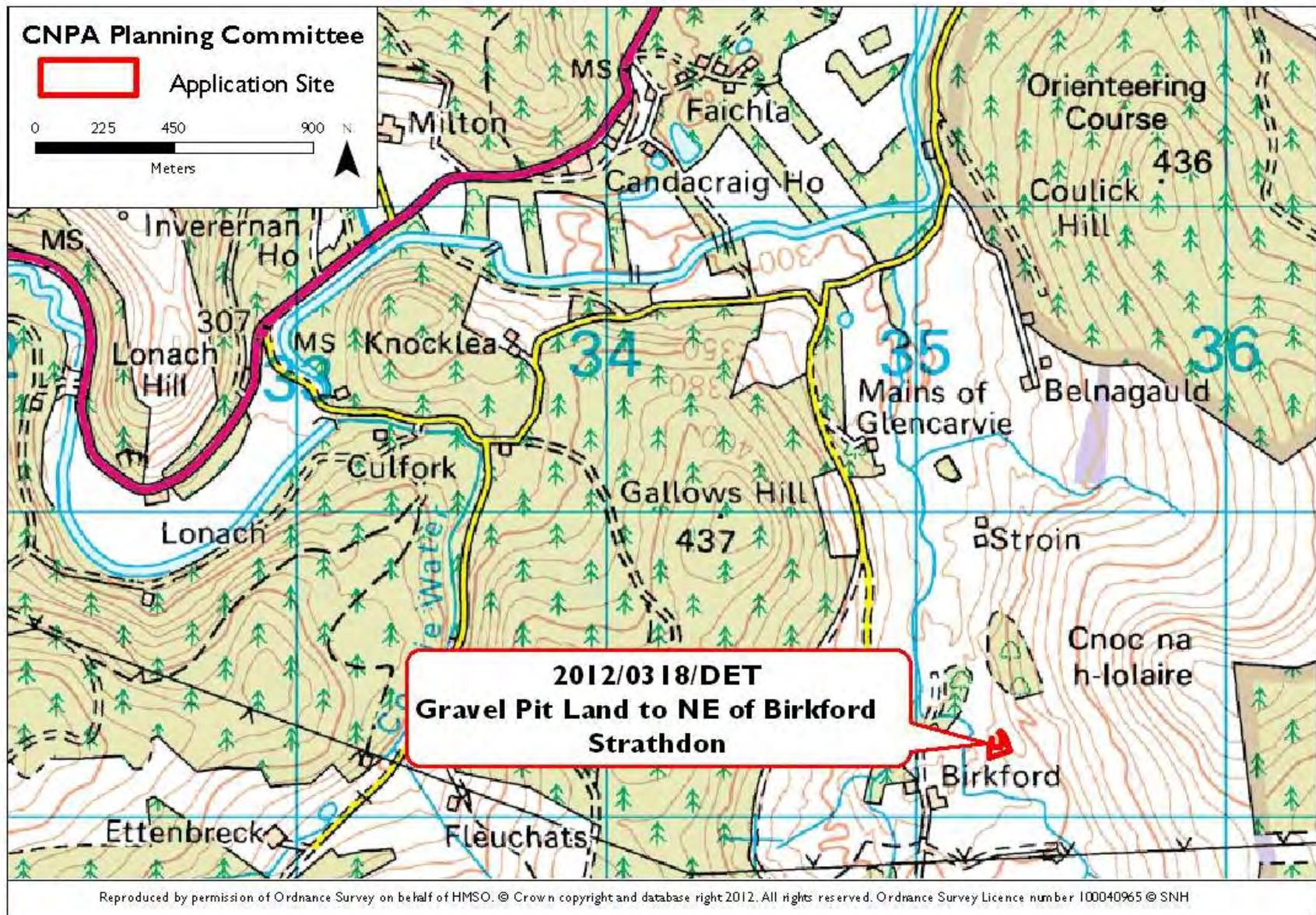


## KEY POINTS

- Full planning permission is sought to erect a two bedroom single storey house in the rear feu of an existing house.
- The site is located to the rear of Hawthorn Place, within Ballater Conservation Area, and fronting onto Albert Road.
- Proposed finishes are grey wet dash harl walls, slate roof and wooden windows/doors and the proposed design is fairly traditional.
- The new house will be set back from Albert Road with a parking area to the front .
- A previous application earlier this year for a one and a half storey house on this site was withdrawn – this case was being considered by Aberdeenshire Council. (CNPA ref 2012/0759)
- This proposal for a new house within a designated settlement does not raise issues of significance to the collective aims of the Park.

## RECOMMENDATION : NO CALL IN

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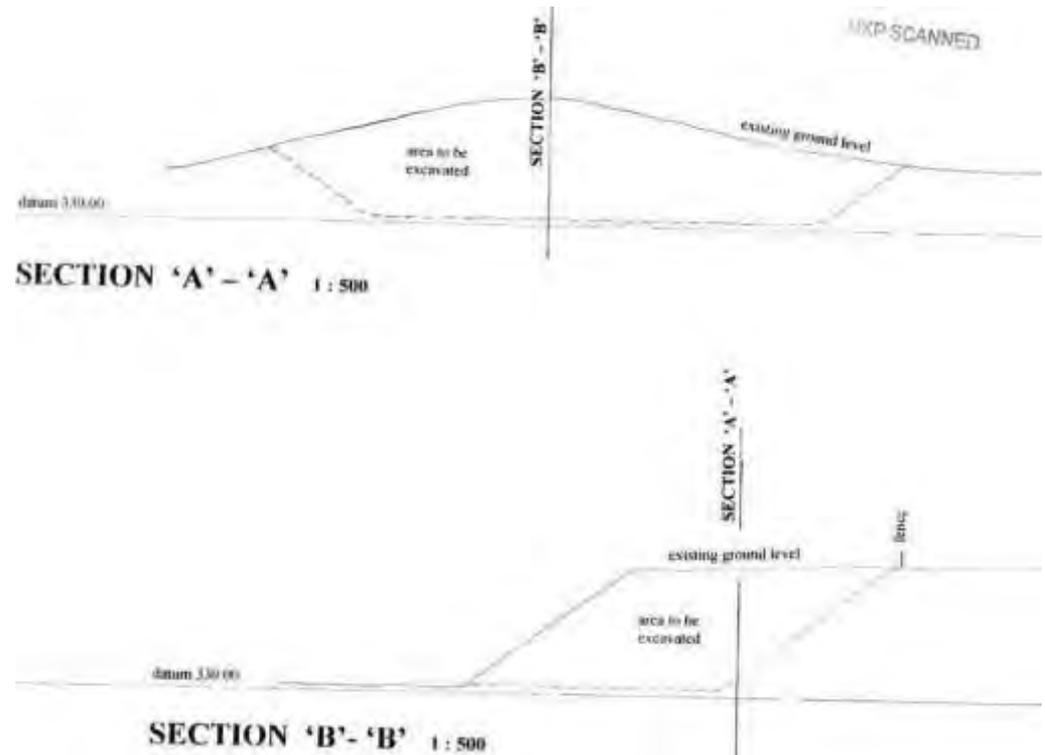


Applicant(s) :

Mr Frank Taylor

Proposal :

Extraction of Gravel (Renewal of Planning Permission S030001MIN)



## KEY POINTS

- This application seeks full planning permission to renew an existing planning consent to extract gravel. The quarry area is noted as being 0.2 hectares.
- The proposed site is located at Birkford, Strathdon and it is proposed to use an existing access.
- It is proposed to continue the quarrying operations, for an unspecified time period.
- Although there are no specific designations on this site, this type of development is likely to raise economic, environmental and sustainability issues of significance to the collective aims of the National Park.

## RECOMMENDATION : CALL IN

**REASONS FOR CALL IN :** Whilst recognising that this is an existing quarry operation, mineral extractions by their nature raise issues in relation to landscape, natural heritage, economic development and employment. The proposal is considered to raise issues of significance to the collective aims of the National Park.

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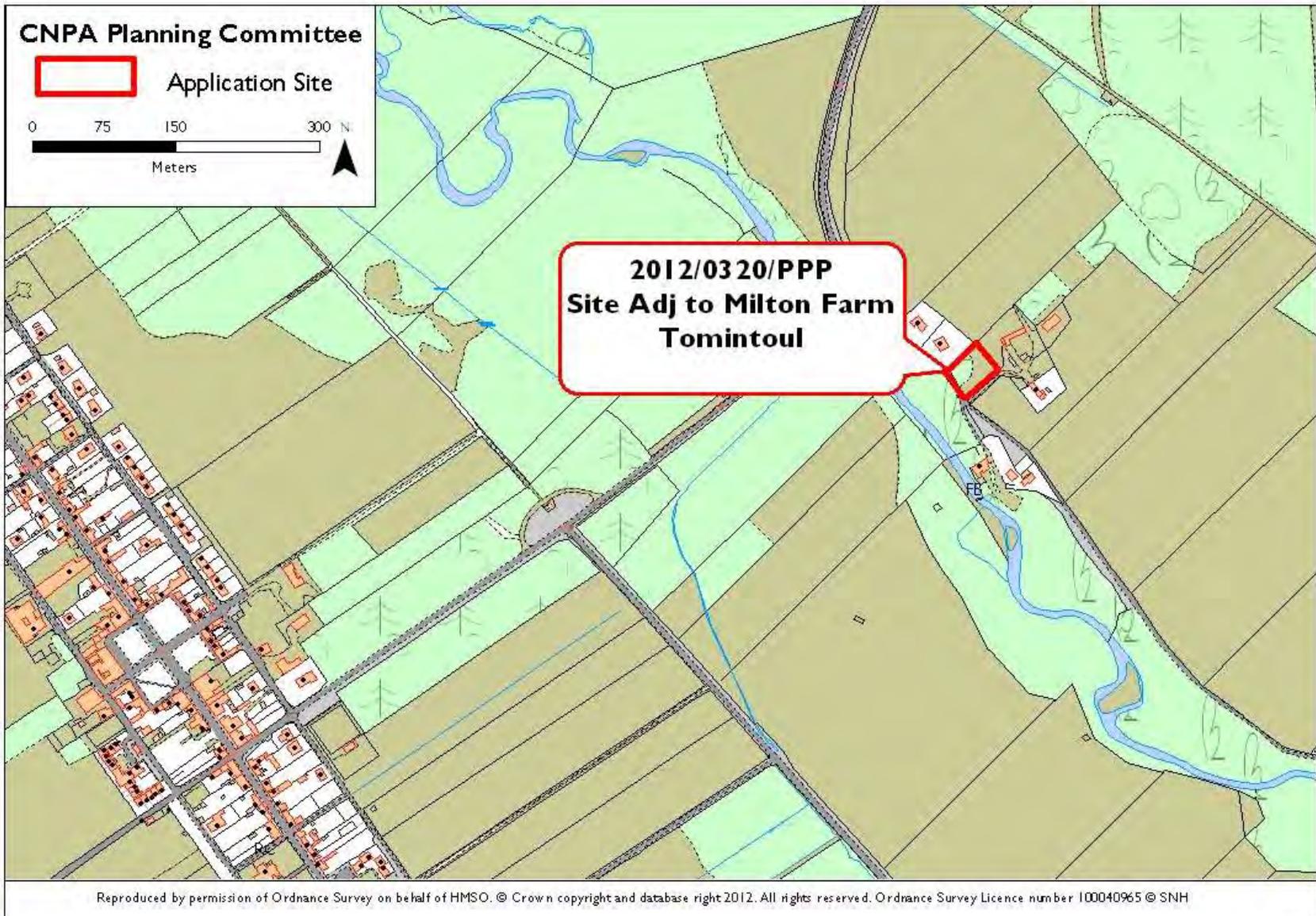


## KEY POINTS

- This application seeks full planning permission for a small extension to the rear of a two storey terraced house.
- The site is located at Ellanwood Road , a residential area within Carrbridge.
- The proposed extension is a pitched roof single storey one, h arled to match the existing house.
- This proposal is of a minor domestic nature and is not considered to raise any issues of significance to the collective aims of the National Park.

**RECOMMENDATION : NO CALL IN**

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Applicant(s) :  
Proposal :

The Crown Estate  
Erection of one house



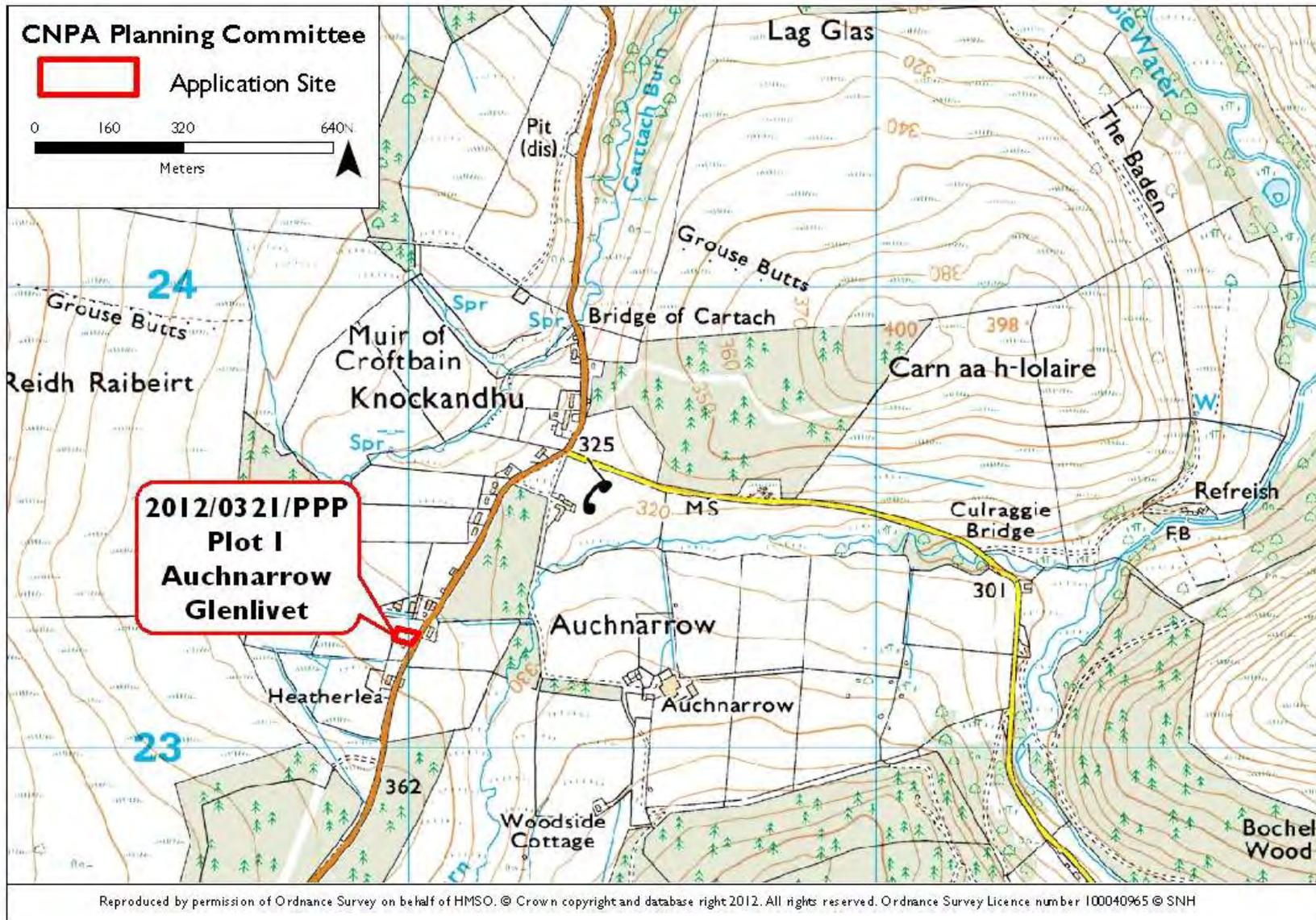
## KEY POINTS

- Planning in principle consent is sought to erect a new house so no details of design are necessary at this stage.
- The site is located to the south of an existing house at Craignyle, close to Milton Farm where there is a small grouping of houses.
- This location is to the west of Tomintoul, outwith the designated settlement boundary. The agent's supporting statement outlines why they consider the site to be part of an existing grouping here.
- An application to erect a new house to the north of Craignyle was approved in 2006 by the Moray Council (reference 06/00472/FUL)
- An indicative site plan showing access arrangements has been provided.
- This proposal for a new house in the countryside potentially as part of an existing rural building group is not considered to raise issues of significance to the collective aims of the National Park.

## RECOMMENDATION : NO CALL IN

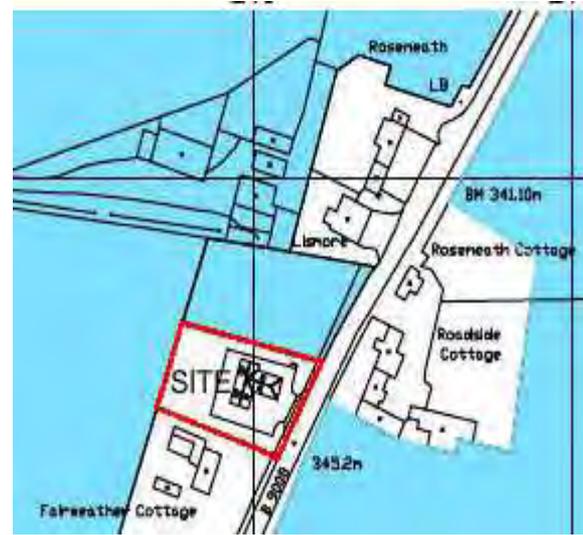
**RECOMMENDED COMMENTS:** The CNPA suggests that full consideration be given to the number of existing houses in this grouping in order to establish compliance with current Local Plan Policy.

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Applicant(s) :  
Proposal :

The Crown Estate  
Erection of one dwelling house



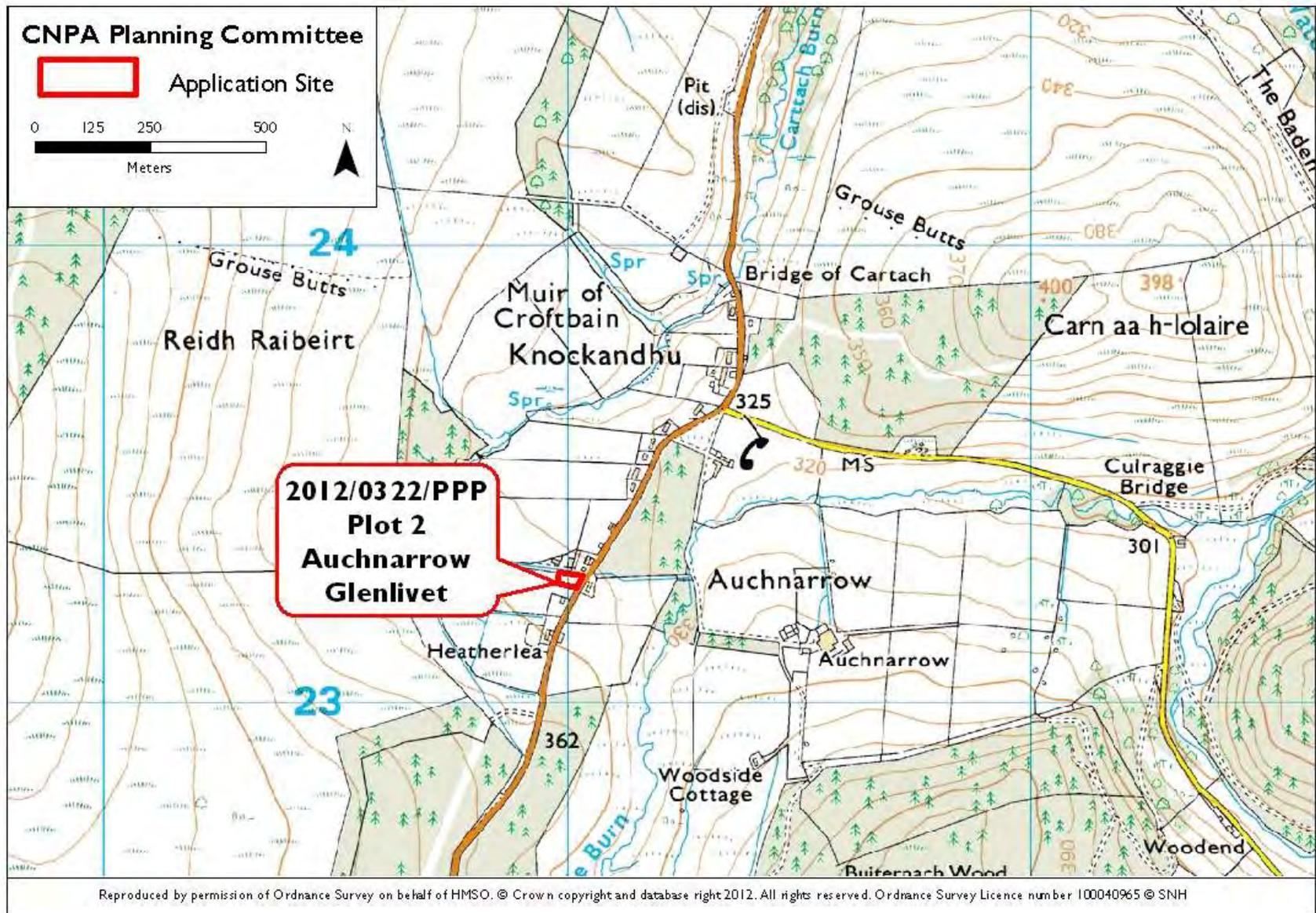
## KEY POINTS

- This application seeks planning in principle consent for the erection of a new house.
- A further application for another plot here is the subject of the next item on the call in presentation (2012/0322/PPP refers).
- The site is located at Auchnarrow, a linear grouping of houses to the south of Knockandu alongside the B9008 Tomintoul to Glenlivet road. The application site lies to the north of an existing cottage and south of the next plot on the call in,.
- No details of house design are provided at this planning in principle stage.
- A supporting statement has been submitted outlining why the site is felt to comply with Local Plan policies for housing in rural groupings, being (together with the adjoining proposed plot) an infill plot within a grouping of six houses.
- This proposal for a new house in the countryside, potentially as part of an existing rural group, is not considered to raise issues of significance to the collective aims of the National Park.

## RECOMMENDATION : NO CALL IN

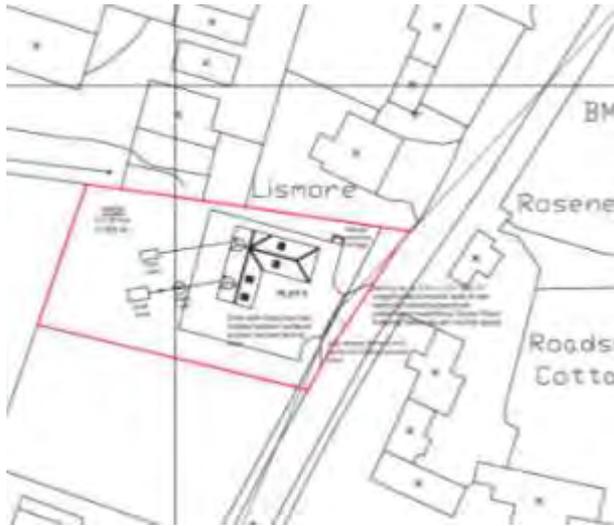
**RECOMMENDED COMMENTS:** The CNPA suggests that full consideration be given to the relationship to, and number of houses within, the existing grouping to ensure compliance with Local Plan policies for housing in the countryside.

[View Planning Application](#)



Applicant(s) :  
Proposal :

The Crown Estate  
Erection of one dwelling house



### KEY POINTS :

- This application seeks planning in principle consent for the erection of a new house.
- A further application for another plot immediately to the south of this one, is the subject of the previous item on the call in presentation.
- The site is located at Auchnarrown, a linear grouping of houses , alongside the B9008 Tomintoul to Glenlivet road.The application site lies between the proposed plot 1 and an existing house to the north known as Lismore.
- No details of house design are provided at this planning in principle stage.
- A supporting statement has been submitted outlining why the site is felt to comply with Local Plan policies for housing in rural groupings, being (together with the adjoining proposed plot) an infill plot within a grouping of six houses.
- This proposal for a new house in the countryside, potentially as part of an existing rural building group, is not considered to raise issues of significance to the collective aims of the National Park.

### RECOMMENDATION : NO CALL IN

**RECOMMENDED COMMENTS:** The CNPA suggests that full consideration be given to the relationship to, and number of houses within, the existing grouping to ensure compliance with Local Plan policies for housing in the countryside.

[View Planning Application](#)