
CAIRNGORMS NATIONAL PARK AUTHORITY

OUTCOME OF CALL-IN

Call-in period: - 28 February 2022
2022/0066/DET to 2022/0076/DET

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

PLANNING APPLICATION CALL-IN DECISIONS

CNPA ref:	2022/0066/DET
Council ref:	22/00223/APP
Applicant:	Glenavon Estates Ltd
Development location:	Badnafrave, Ballindalloch, Moray, AB37 9ES
Proposal:	Erection of general purpose agricultural building
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	No recent history
Background Analysis:	Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park

CNPA ref: 2022/0067/DET
Council ref: APP/2022/0343
Applicant: Artfarm Property Ltd
Development location: Unit 2, The Mews, Mar Road, Braemar
Proposal: Change of Use from Class I (Shop) to Class 4 (Business) (Renewal of Planning Permission Reference APP/2020/0352)
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent history Includes

- APP/2020/0352 - Change the Use of Class I (Shop) to Class 4 (Business) - Local Authority Decision
- APP/2018/0781 - Change the Use of a Class I (Shop) to Class 4 (Business) - Local Authority Decision
- APP/2016/0390 - Change the Use of a Class I (Shop) to Class 4 (Business) - Local Authority Decision
- APP/2009/1732 - External Decoration, New Gates at Entrance and Relocation of Notice Board and Light Fitting - Local Authority Decision
- APP/2009/1932 - External Decoration, New Gates at Entrance and Relocation of Notice Board and Light Fitting - Local Authority Decision
- APP/2009/4180 - Erection of Three Illuminated Signs; Totem, Wall Mounted Box and Bus Stop - Local Authority Decision

Background Analysis: Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park

CNPA ref: 2022/0068/DET
Council ref: 22/00617/FUL
Applicant: Miss Rosie Gray
Development location: Kincaig Community Hall, Suidhe Crescent, Kincaig, PH21 1NB
Proposal: Siting of catering horse box in car park
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history
Background Analysis: Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park

CNPA ref: 2022/0069/DET
Council ref: 22/00601/FUL
Applicant: Mr James Perkins
Development location: Land 380M West Of East Croftmore, Boat Of Garten
Proposal: Construction of battery energy storage facility (49.9 MW), control building, switch room, battery storage containers, inverter containers, landscaping and associated works
Application type: Detailed Planning Permission
Call in decision: **CALLED IN**
Call in reason: Major application for the construction of up to 50 containers for energy storage plant with a capacity of 49.9MW on the outskirts of a settlement and is therefore significant to the aims of the National Park
Planning History: No recent history
Background Analysis: Type 1: Major application that raises issues of significance locally and with a high level of public interest and is therefore significant to the aims of the National Park

CNPA ref: 2022/0070/DET
Council ref: 22/00545/FUL
Applicant: Mr Nando Vastano
Development location: Former Tala Aird, High Range Motel, 19 Grampian Road, Aviemore
Proposal: Erection of house
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent history Includes

- 05/00011/FULBS - Demolition of existing chalets and erection of lodge hotel - Local Authority Decision
- 06/00243/FULBS - Amendment to Planning Consent 05/00011/FULBS (Erection of Lodge Hotel) to include self-contained staff flat (revised layout) - Local Authority Decision

Background Analysis: Type 2: Housing – four or less residential units within a settlement; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref:	2022/0071/DET
Council ref:	APP/2022/0371
Applicant:	Mr Iain MacDonald-Johnston
Development location:	Skellater House, Strathdon, Aberdeenshire, AB36 8YB
Proposal:	Erection of Gate Posts, Installation of Replacement Windows and New External Wall Finish
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	Recent history Includes <ul style="list-style-type: none">• APP/2019/0899 - Partial Demolition of Rear Extension and Alterations and Extension to Dwellinghouse, Installation of Rooflight and External Oil Boiler - Local Authority Decision• APP/2019/0893 - Internal Alterations to Include Formation of 2 Shower Rooms - Local Authority Decision• APP/2019/0901 - Alterations and Extension to Dwellinghouse, Installation of Rooflight and External Oil Boiler - Local Authority Decision
Background Analysis:	Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park

CNPA ref: 2022/0072/DET
Council ref: 22/00656/ADV
Applicant: Mr Brian MacDonald
Development location: Unit 17-1 Spey Valley Business Park, Dalfaber Industrial Estate, Dalfaber Drive, Aviemore
Proposal: Wall mounted sign to east elevation of Unit 17/1, and totem sign to entrance of Spey Valley Business Park.
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent history includes:

- 16/00826/FUL - Construction of entrance canopy - Local Authority Decision
- 14/01177/FUL - Erection of 12 industrial units (Class 4); re-development of warehouse to 4 offices (Class 4) and 3 units (Class 4) - Approved by CNPA
- 08/00114/FULBS - Use of land for siting of mobile office unit (renewal of consent) - Local Authority Decision
- 08/00003/FULBS - Erection of industrial unit - Local Authority Decision
- 06/00065/FULBS - Use of land for siting of mobile office unit - Local Authority Decision

Background Analysis: Type 2: Advertisement consent applications; the application is not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2022/0073/DET
Council ref: 22/00277/FLL
Applicant: Mr Barry Sanderson
Development location: Oakwood House, Aldclune, Killiecrankie, Pitlochry
Proposal: Extension to dwellinghouse
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: No recent history
Background Analysis: Type 2: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

CNPA ref: 2022/0074/DET
Council ref: 22/00269/FLL
Applicant: Dalmunzie Estate
Development location: Leonach Cottage, Dalmunzie, Spittal Of Glenshee, Glenshee
Proposal: Change of use of dwellinghouse to holiday accommodation and erection of a dwellinghouse
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent history includes;

- 18/00606/FLL - Alterations and extension to dwellinghouse - Local Authority Decision
- 17/02176/FLL - Alterations and extension to dwellinghouse - Local Authority Decision

Background Analysis: Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park

CNPA ref: 2022/0075/DET
Council ref: 22/00670/FUL
Applicant: Nature Scot
Development location: Land 40M SW Of Mains Of Aberarder, Kinloch Laggan,
Proposal: Change of use from storage building to conference, office facility
Application type: Detailed Planning Permission
Call in decision: **NO CALL-IN**
Call in reason: N/A
Planning History: Recent history includes;

- 09/00176/FULBS - Alterations to provide disabled wc; upgrade drainage and install reed bed
- 08/00207/FULBS - Erection of workshop building

Background Analysis: Type 2: Small scale extensions, changes of use or temporary development involving commercial, tourism, leisure and industrial uses; the application is therefore not considered to raise issues of significance to the collective aims of the National Park

CNPA ref:	2022/0076/DET
Council ref:	22/00770/FUL
Applicant:	Mr D McKenzie
Development location:	Ben Muich Dhui Cottage, Nethy Bridge, PH25 3DR
Proposal:	Demolish existing annexe and outbuilding and erect replacement annexe
Application type:	Detailed Planning Permission
Call in decision:	NO CALL-IN
Call in reason:	N/A
Planning History:	No recent history
Background Analysis:	Type 2: Householder developments – small developments that need planning permission; the application is therefore not considered to raise issues of significance to the collective aims of the National Park.

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