

Applicant(s) : Mr. Neil Williams  
 Proposal : Erection of a replacement dwelling house





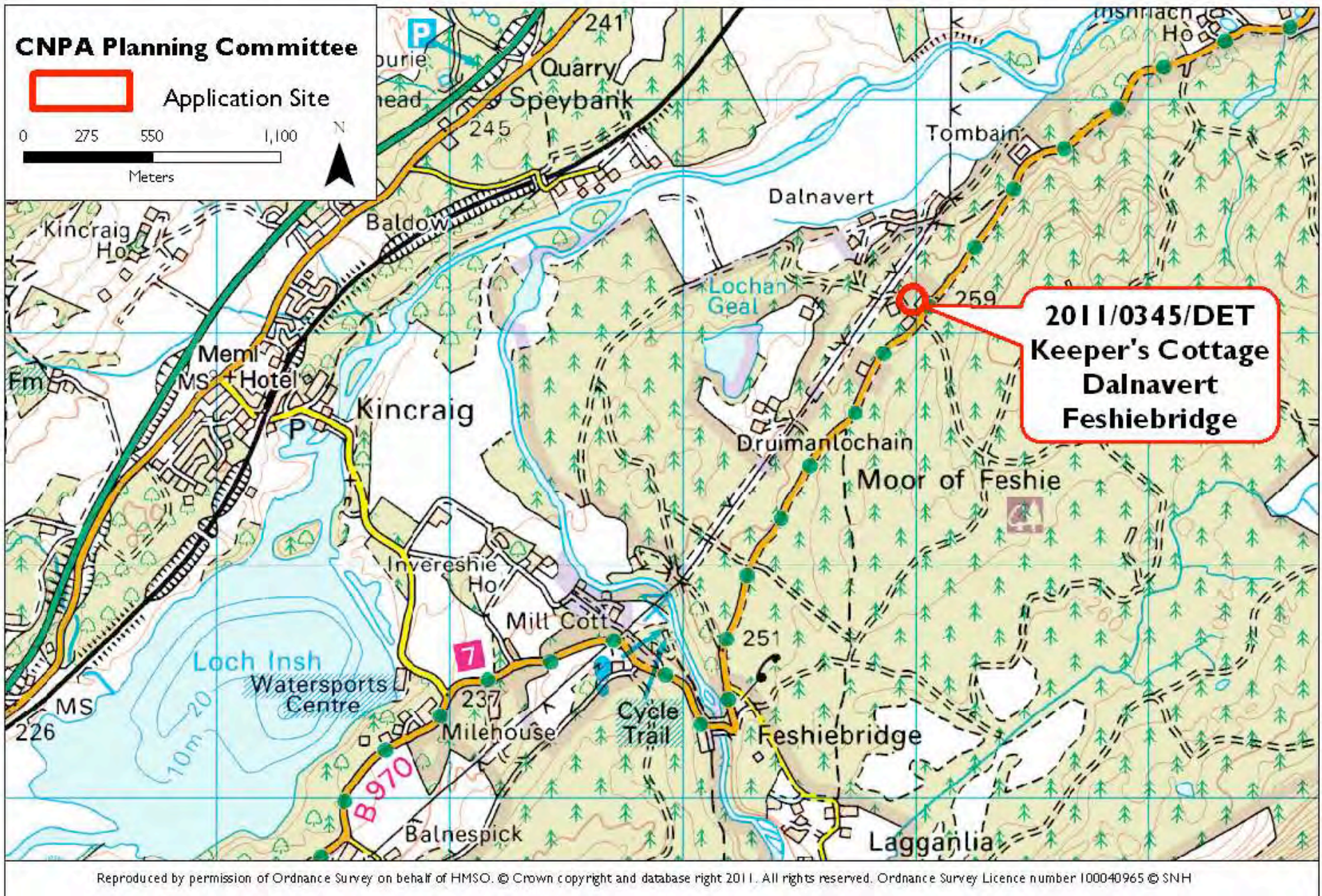
**KEY POINTS :**

- Planning permission is sought for the erection of a ‘replacement dwelling house’;
- The new dwelling is an L shaped single storey structure, incorporating a double garage, with a wet harl and slate roof finish;
- The identified site area is located approximately 200 metres to the north east of the dwelling which is proposed to be demolished;
- The dwelling which is proposed for demolition is a traditional granite cottage;
- The proposed development would be accessed via an access track off the South Deeside Road, and is on lower ground than the public road. The overall development proposal has a significant degree of visibility from various locations in the surrounding area.

**RECOMMENDATION : CALL IN**

**RECOMMENDED REASON :** The development proposal involves the loss of a traditional dwelling house and its replacement with a new dwelling on a site which is remote from the original property and in a location where the development and associated works, including the proposed access, raise issues in relation to landscape impact, and the conservation and enhancement of the natural heritage of the area. The development therefore raises issues of general significance to the aims of the National Park.





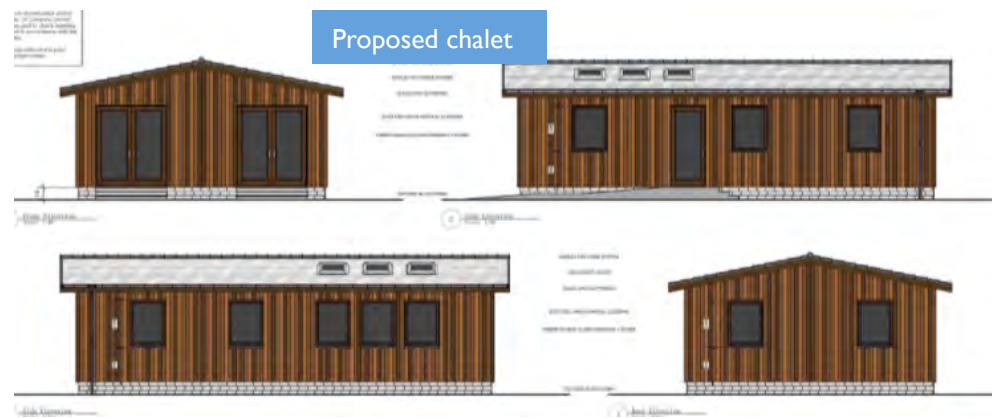
Applicant(s) :  
Proposal :

Mrs. Pamela Hamilton  
New ancillary garden chalet





Proposed site layout



Proposed chalet



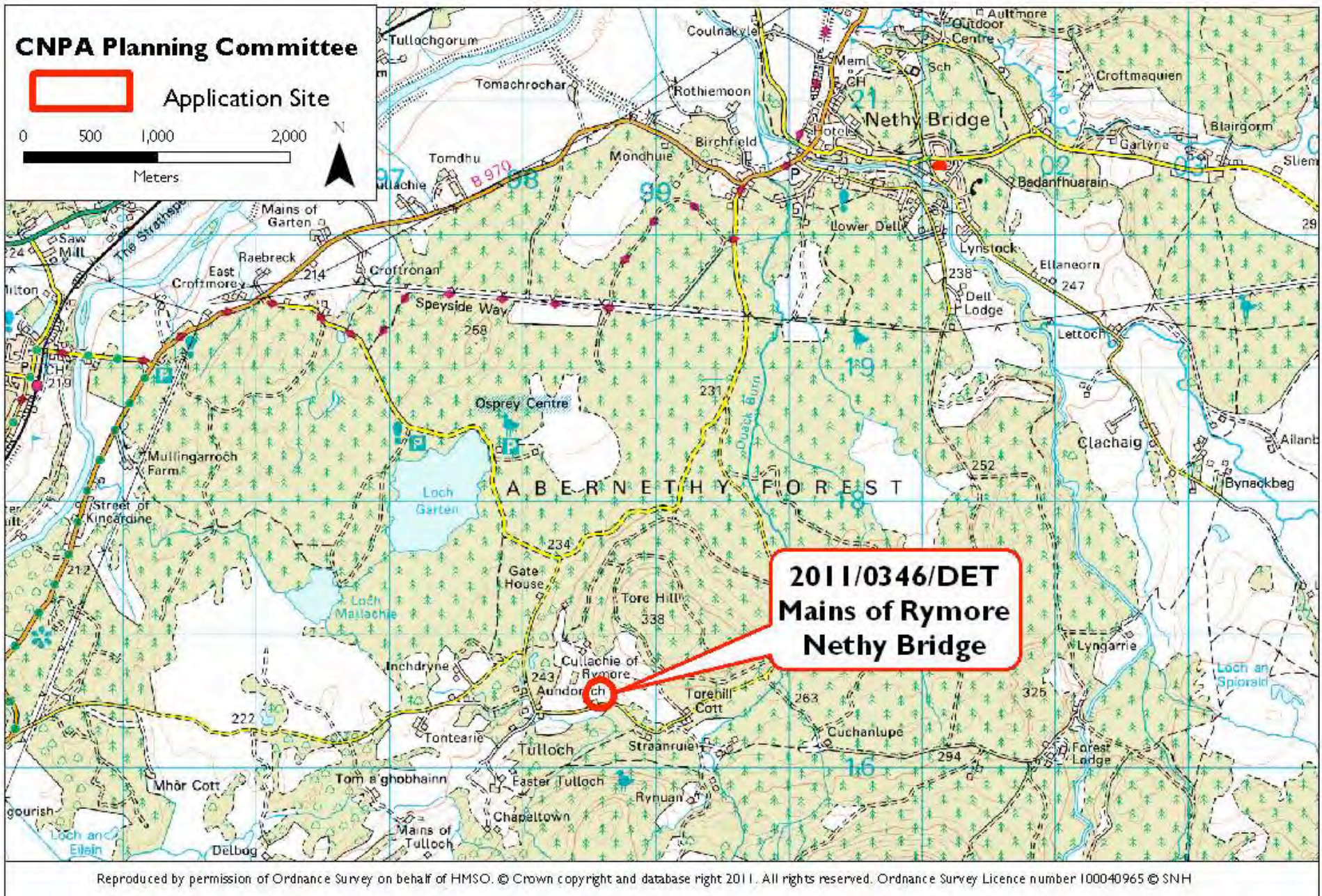
### KEY POINTS :

- Planning permission is sought for a new ancillary garden chalet within the grounds of an existing residential property;
- The chalet would have larch vertical cladding, with a tiled roof finish. The ancillary accommodation is proposed to accommodate kitchen / living / dining area, bathroom facilities and two bedrooms;
- The chalet is proposed in the front garden of the existing property;
- A number of properties in the vicinity are of a similar scale and finishes to the proposed chalet;
- As a proposal for ancillary accommodation within the context of a group of existing building, the proposal is not considered to raise issues of significance to the aims of the National Park.

### RECOMMENDATION : NO CALL IN

**RECOMMENDED COMMENTS :** It is recommended in the interests of conserving the visual amenity of the area and avoiding the appearance of overdevelopment in this rural location, that consideration should be given to locating the proposed ancillary accommodation chalet in a more discreet position within the site, for example in the rear garden area. In addition, as the proposal is for ancillary accommodation, it is recommended in the event of the granting of planning permission that conditions are attached to ensure that it remains as ancillary and is not disposed of separately from the main dwelling house.

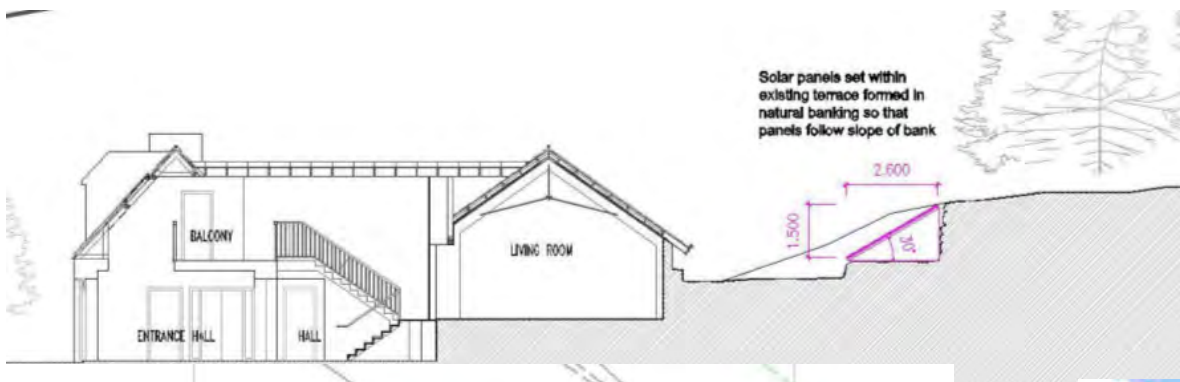




Applicant(s) :  
Proposal :

Mr. Robin Burley  
Erect photo-voltaic array set into ground behind house





**Frame the sun.**

Open-pole mounting solution for fixed photovoltaic panels in vertical installation to optimize solar and shading.



**General view of proposed location**

(The proposed site is a terraced area behind the house, largely screened by the house and existing trees to the north and east)

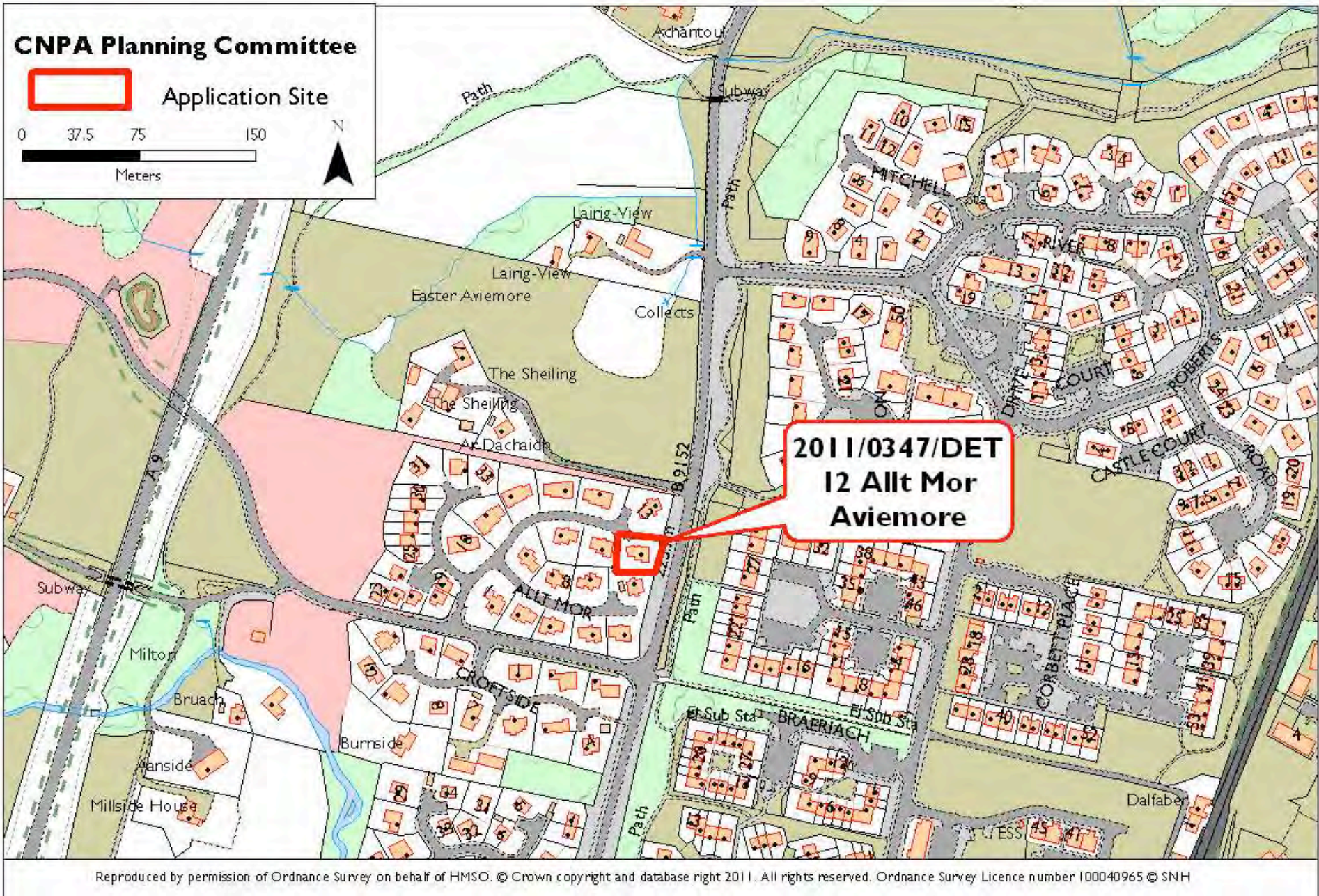
**KEY POINTS :**

- Planning permission is sought for the erection of a photo-voltaic array, to be set into the ground behind an existing house at Mains of Rymore;
- The panels would be set into the slope of an existing bank;
- The proposed development is of a minor nature and is not considered to raise issues of significance to the aims of the National Park.

**RECOMMENDATION : NO CALL IN**

<http://wam.highland.gov.uk/wam/applicationDetails.do?activeTab=documents&keyVal=LT9OV2IH7R000>





**Applicant(s) :**  
**Proposal :**

**Mr. and Mrs. Edward Broadley**  
**Extension to form car port**





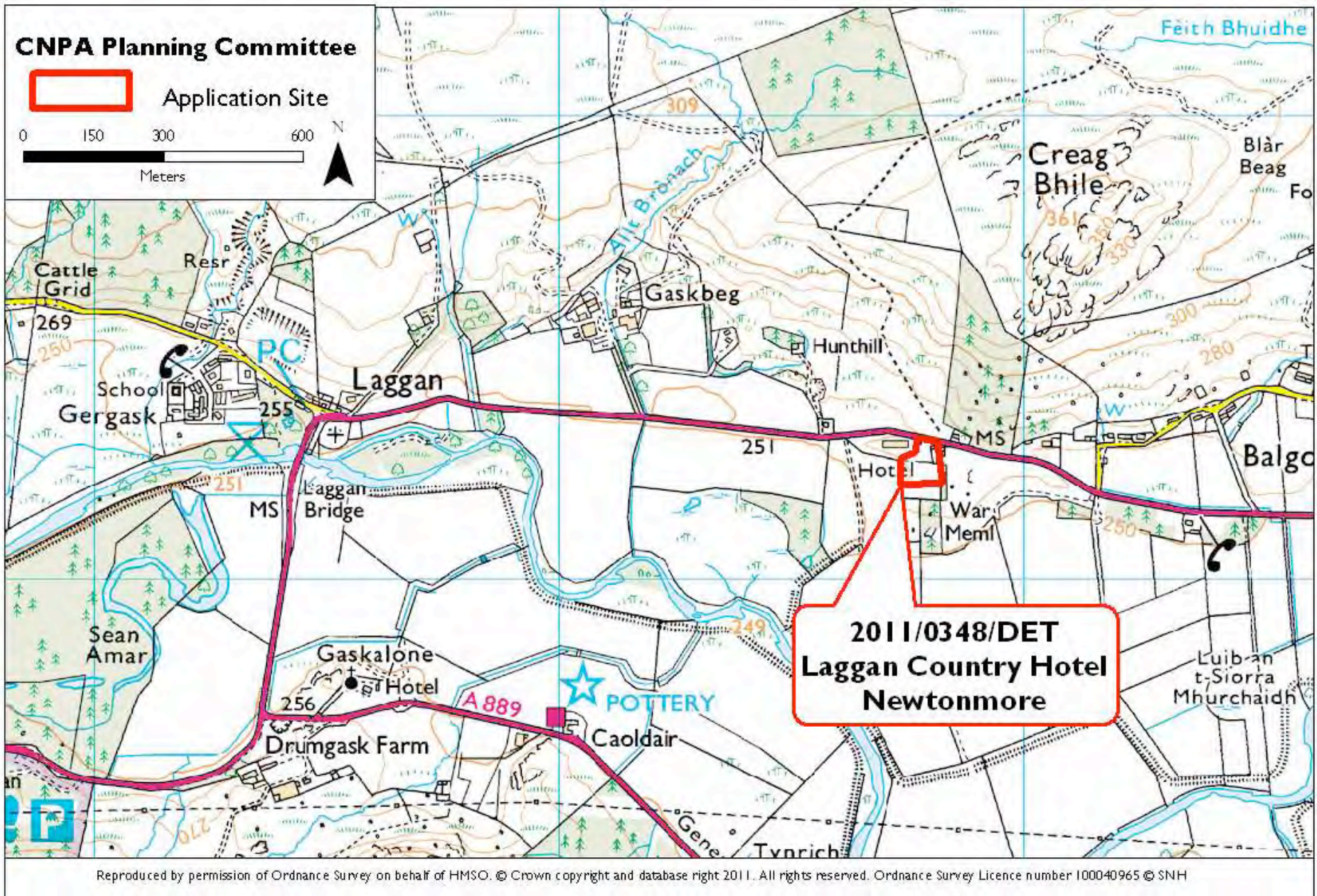
### KEY POINTS :

- Planning permission is sought for the erection of an extension to form a car port at the side of an existing detached dwelling house;
- The car port is proposed adjacent to the existing integral domestic garage;
- The car port would be constructed of larch cladding, stained to match existing timber elements on the dwelling house, with a slate roof to match the existing dwelling;
- The proposed works are of a minor domestic nature and are not considered to raise issues of significance to the aims of the National Park.

### RECOMMENDATION : NO CALL IN

<http://wam.highland.gov.uk/wam/applicationDetails.do?activeTab=documents&keyVal=LT9B0TIH0IF00>

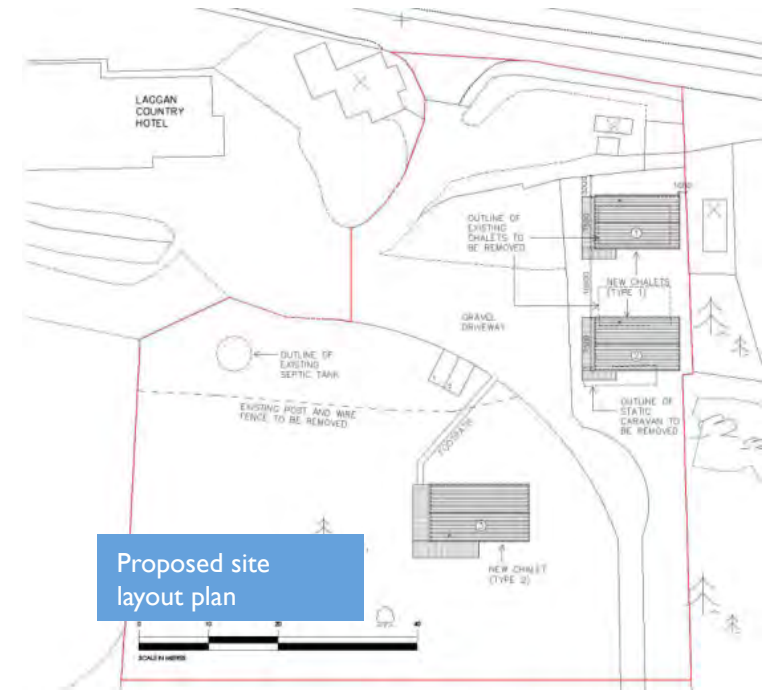
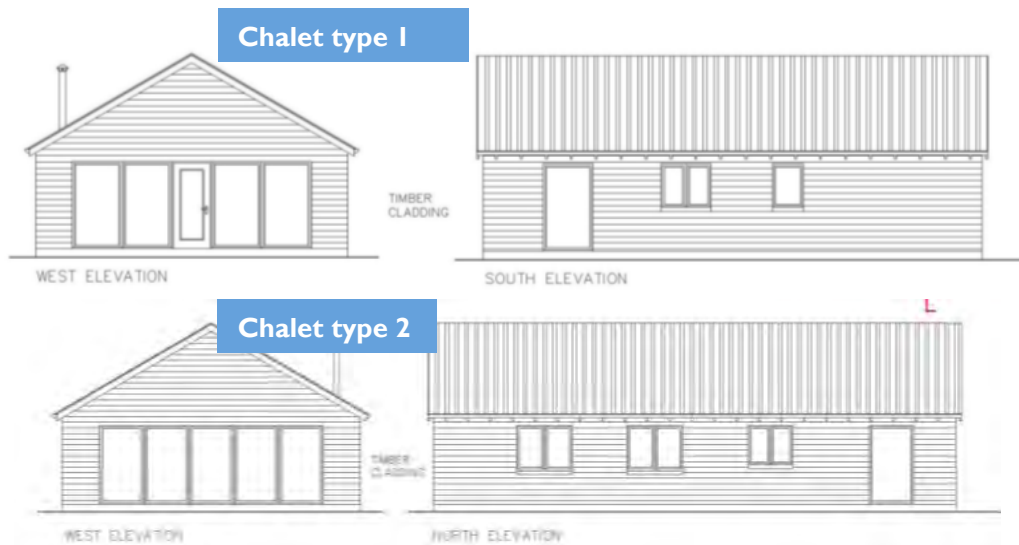




Applicant(s) :  
Proposal :

Mr. David Huisman  
Replace two existing chalets and static caravan for three holiday chalets





### KEY POINTS :

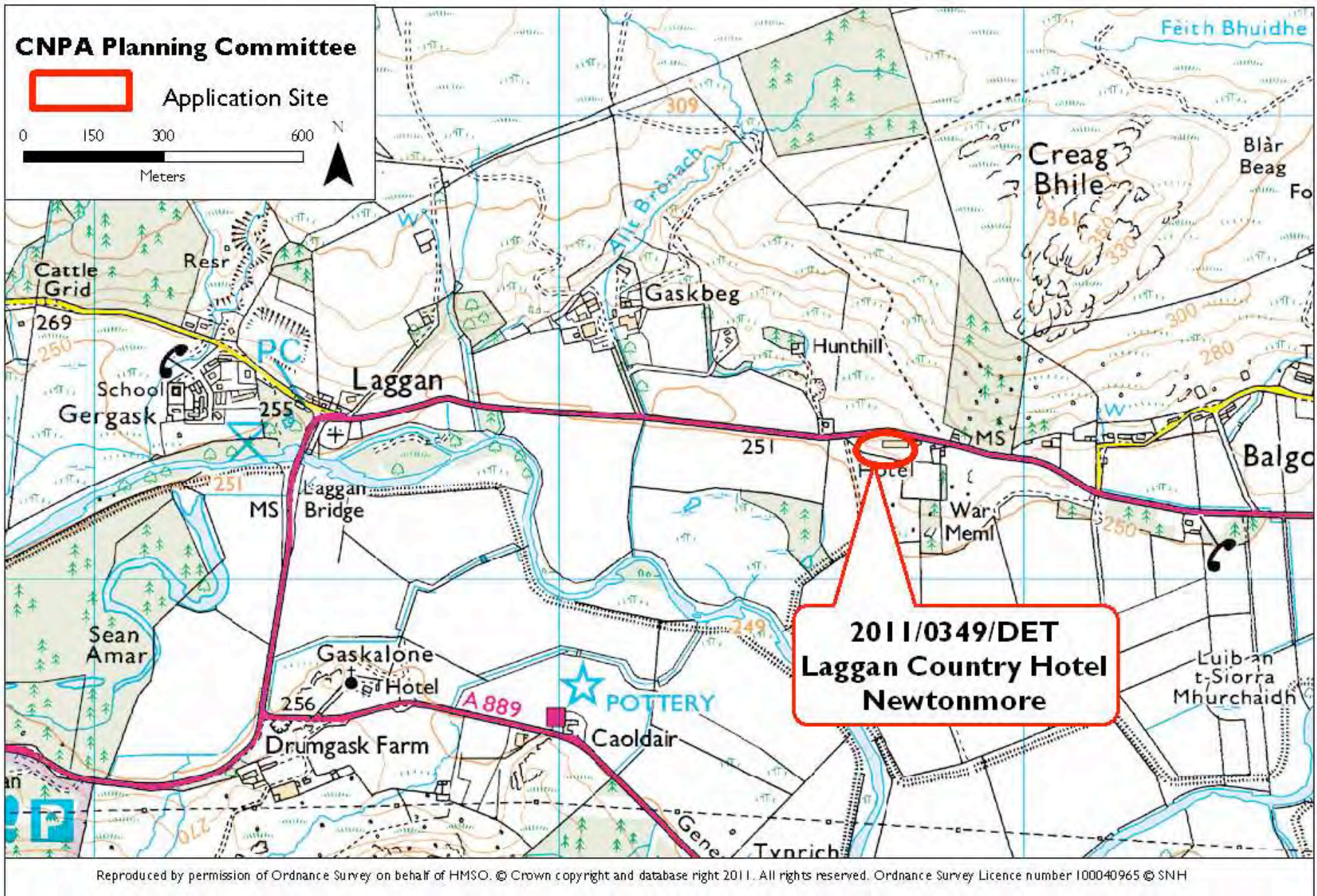
- Planning permission is sought in this application to erect three holiday chalets in replacement of two existing chalets and a static caravan within the garden area of Laggan Country Hotel;
- The proposed chalets would have an external finish of timber cladding, with a metal roof. 2 no. type 1 chalets are proposed (2 bedroom units) and 1 no. type 2 chalet (3 bedroom unit) is proposed;
- One of the chalets which is proposed to be replaced has been the subject of previous planning applications for temporary permissions, which have been determined by the CNPA. The most recent period of temporary permission for the particular chalet has now expired;
- The proposal potentially represents an improvement on the existing structures on the site and is proposed in connection with the existing commercial enterprise, and is not considered to raise issues of significance to the aims of the National Park.

### RECOMMENDATION : NO CALL IN

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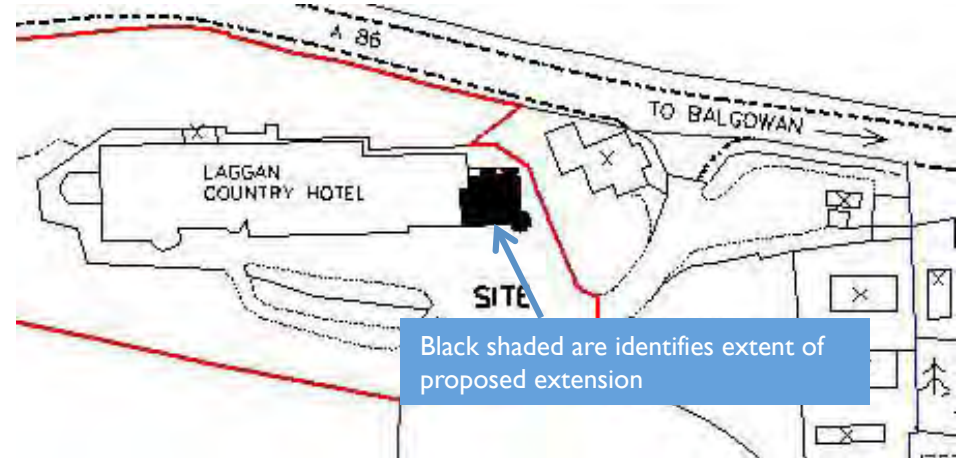
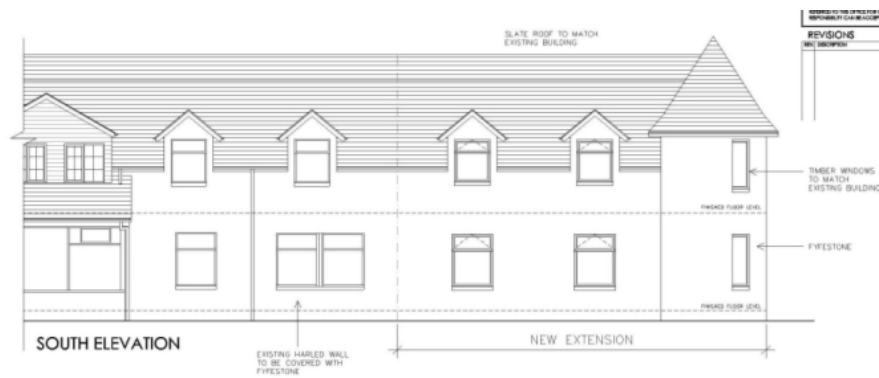




Applicant(s) :  
Proposal :

Mr. David Huisman  
Four bedroom hotel extension





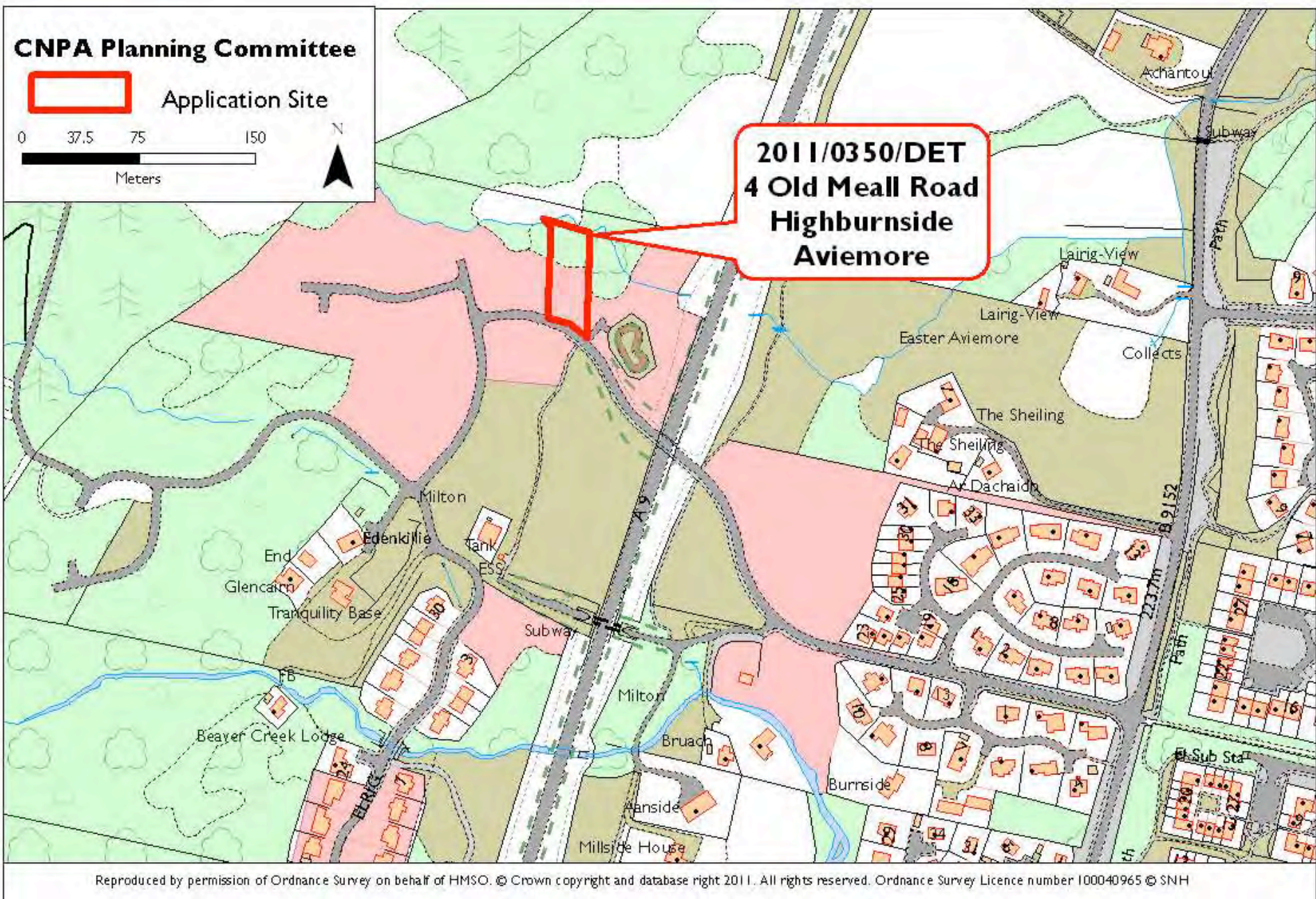
### KEY POINTS :

- Planning permission is sought for the erection of a four bedroom extension to the Laggan County Hotel;
- The four bedroom extension is proposed on the eastern end of the existing building, and is a two storey form, incorporating a turret feature to echo those existing elsewhere on the property;
- The proposed development is a modest addition to the existing commercial enterprise and is not considered to raise issues of significance to the aims of the National Park.

### RECOMMENDATION : NO CALL IN

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Applicant(s) :

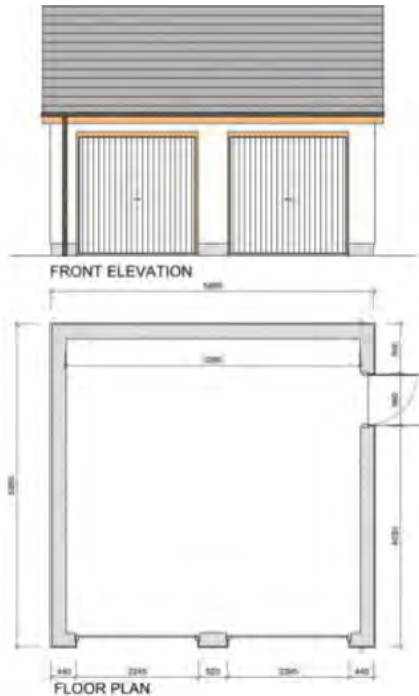
Mr. David Sutherland

Proposal :

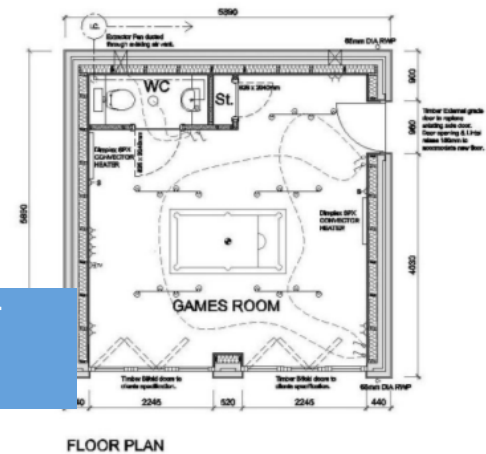
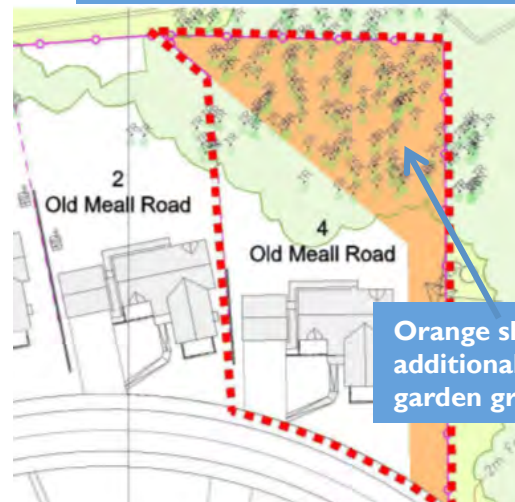
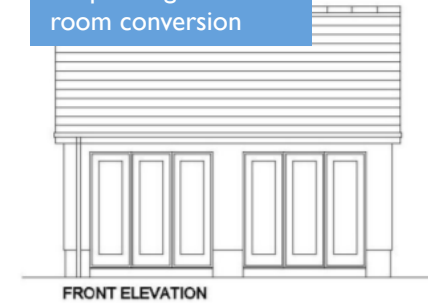
Convert existing garage to form games room with wc; change of use of open space at north and east to residential garden area



### Permitted garage



### Proposed games room conversion



### KEY POINTS :

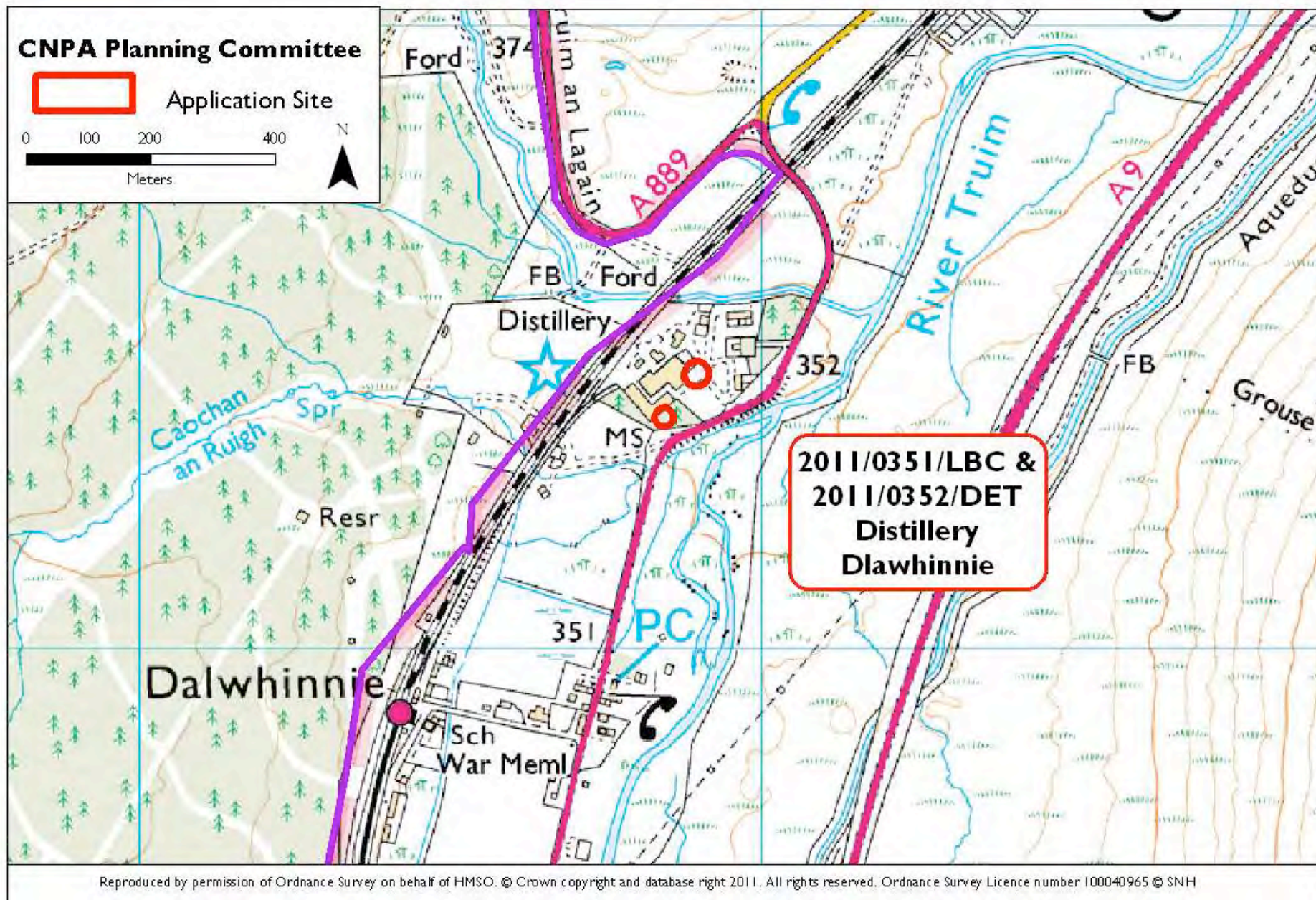
- Planning permission is sought to convert a garage to a games room with wc, and permission is also sought for a change of use of open space at north and east to residential garden area;
- The development proposal relates to a recently constructed dwelling at the Highburnside development. The property is currently in use as a showhouse and the garage is being utilised as a reception area, with the proposed double set of glazed doors already in place;
- The area which is proposed to be incorporated into the residential garden area is part of the formerly identified communal open space and is part of the woodland which forms a backdrop to the development area;
- The CNPA has previously determined detailed planning proposals at the site, which included stipulations regarding the treatment of the woodland area.

### RECOMMENDATION : CALL IN

**RECOMMENDED REASON :** The proposed development has links to previous applications considered by the CNPA and raises issues of landscape, natural heritage and the socio-economic development of Aviemore. The proposal is therefore considered to raise issues of general significance to the aims of the National Park.

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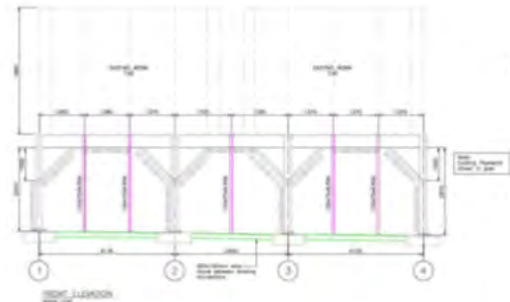
Applicant(s) :

Mr. Graham Stables, Diageo (Scotland) Ltd.

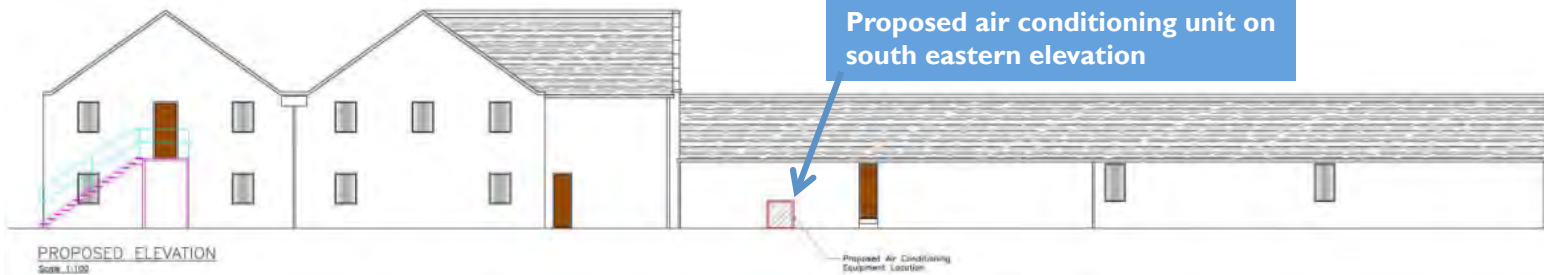
Proposal :

Listed Building Consent for the erection of masonry screen wall below existing worm tubs and installation of air handling equipment





Proposed masonry screen wall below existing worm tubs



Proposed air conditioning unit on south eastern elevation



AIR CONDITIONING EQUIPMENT TO BE INSTALLED HERE

**KEY POINTS :**

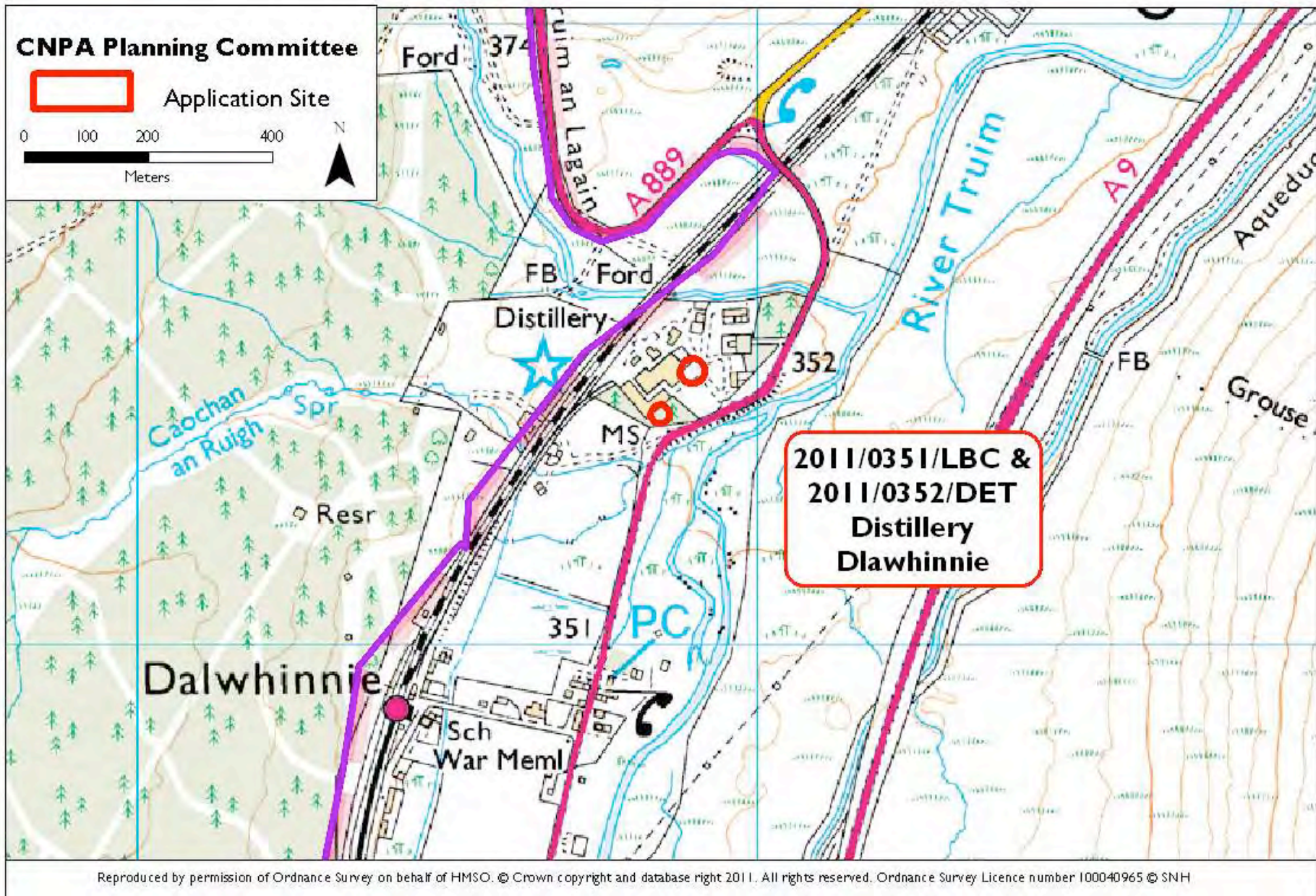
- Listed Building Consent is sought for the erection of a masonry screen wall below the existing worm tubs at Dalwhinnie Distillery, and consent is also sought for air handling equipment;
- CNPA planning ref. no. 2011/0352/DET refers to the associated application for planning permission;
- Dalwhinnie Distillery is a Category B listed building;
- The proposed works are of a minor nature and are not considered to raise issues of significance to the aims of the National Park.

**RECOMMENDATION : NO CALL IN**

**RECOMMENDED COMMENT :** In the event of granting Listed Building Consent, it is recommended in the interests of conserving and enhancing the cultural heritage of the area, and in the interests of visually complementing the existing structures, that the proposed masonry wall is white washed to match the existing buildings.

<http://wam.highland.gov.uk/wam/applicationDetails.do?activeTab=documents&keyVal=LTAWUZH7R000>





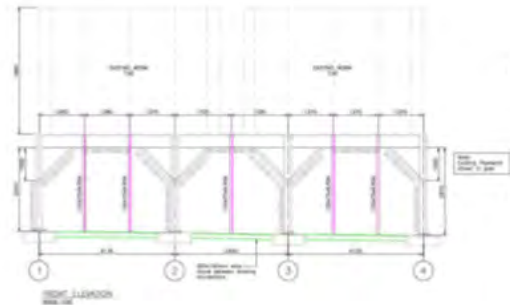
Applicant(s) :

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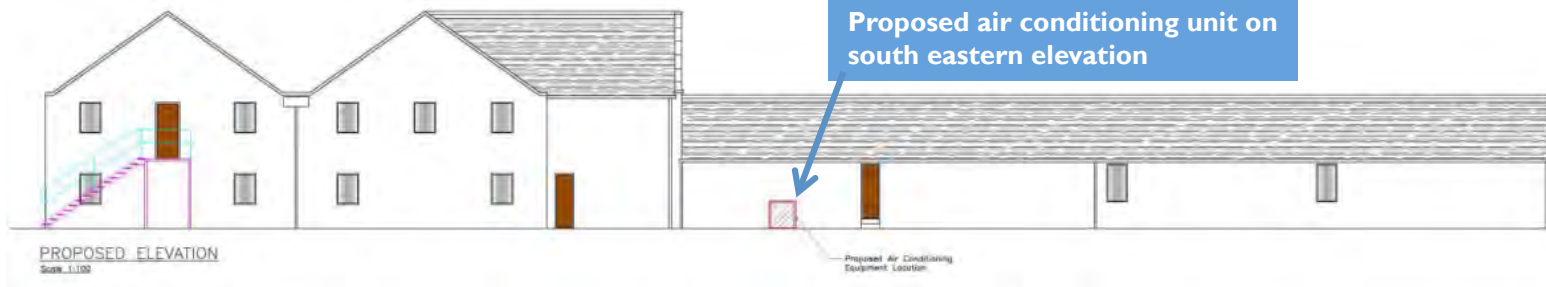
Proposal :

Erection of masonry screen wall below existing worn tubs and installation of air handling equipment

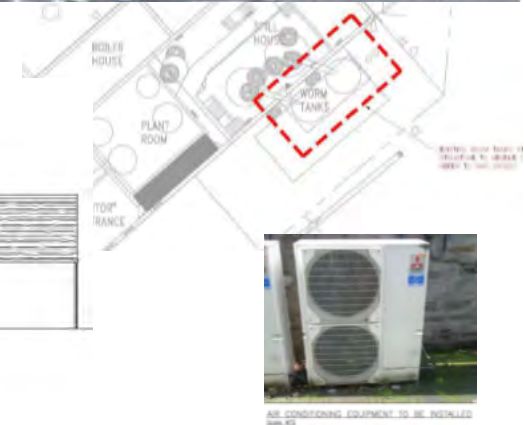




Proposed masonry screen wall below existing worm tubs



Proposed air conditioning unit on south eastern elevation



**KEY POINTS :**

- This application is for planning permission for the works described in the foregoing application (CNPA planning ref. no. 2011/0351/LBC) for Listed Building Consent at Dalwhinnie Distillery. Planning permission is sought for the erection of a masonry screen wall below the existing worm tubs at Dalwhinnie Distillery, and permission is also sought for air handling equipment;
- Dalwhinnie Distillery is a Category B listed building;
- The proposed works are of a minor nature and are not considered to raise issues of significance to the aims of the National Park.

**RECOMMENDATION : NO CALL IN**

**RECOMMENDED COMMENT :** In the event of granting planning permission, it is recommended in the interests of conserving and enhancing the cultural heritage of the area, and in the interests of ensuring that the development visually complements the existing structures, that the proposed masonry wall is white washed to match the existing buildings.