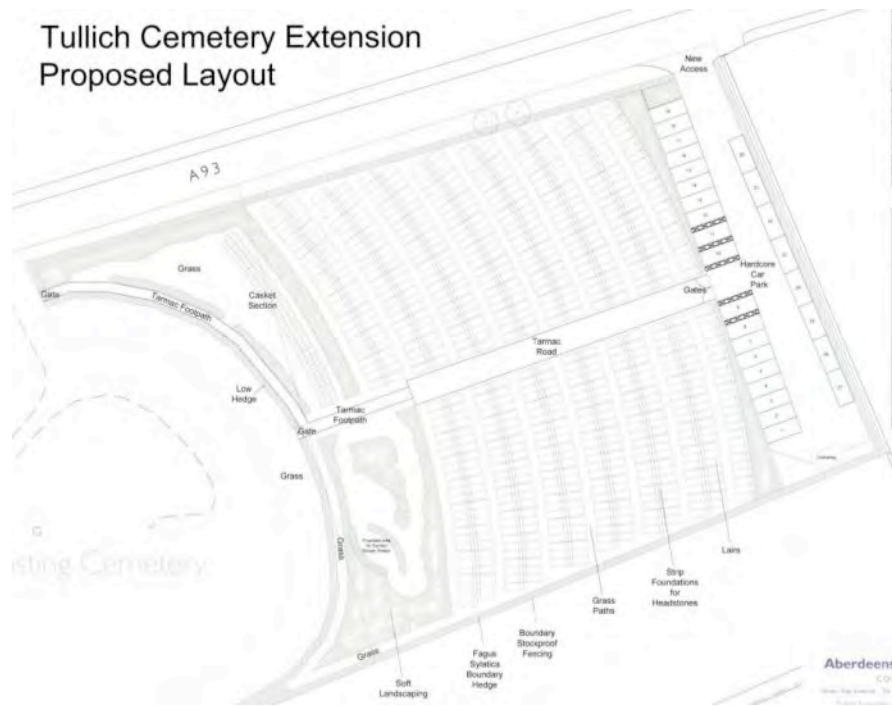


Applicant(s) :

Ms. Lisa Gray, Aberdeenshire Council – Landscape Services

Proposal :

Change of use of agricultural land to burial ground (extension to existing burial ground) and formation of new access.



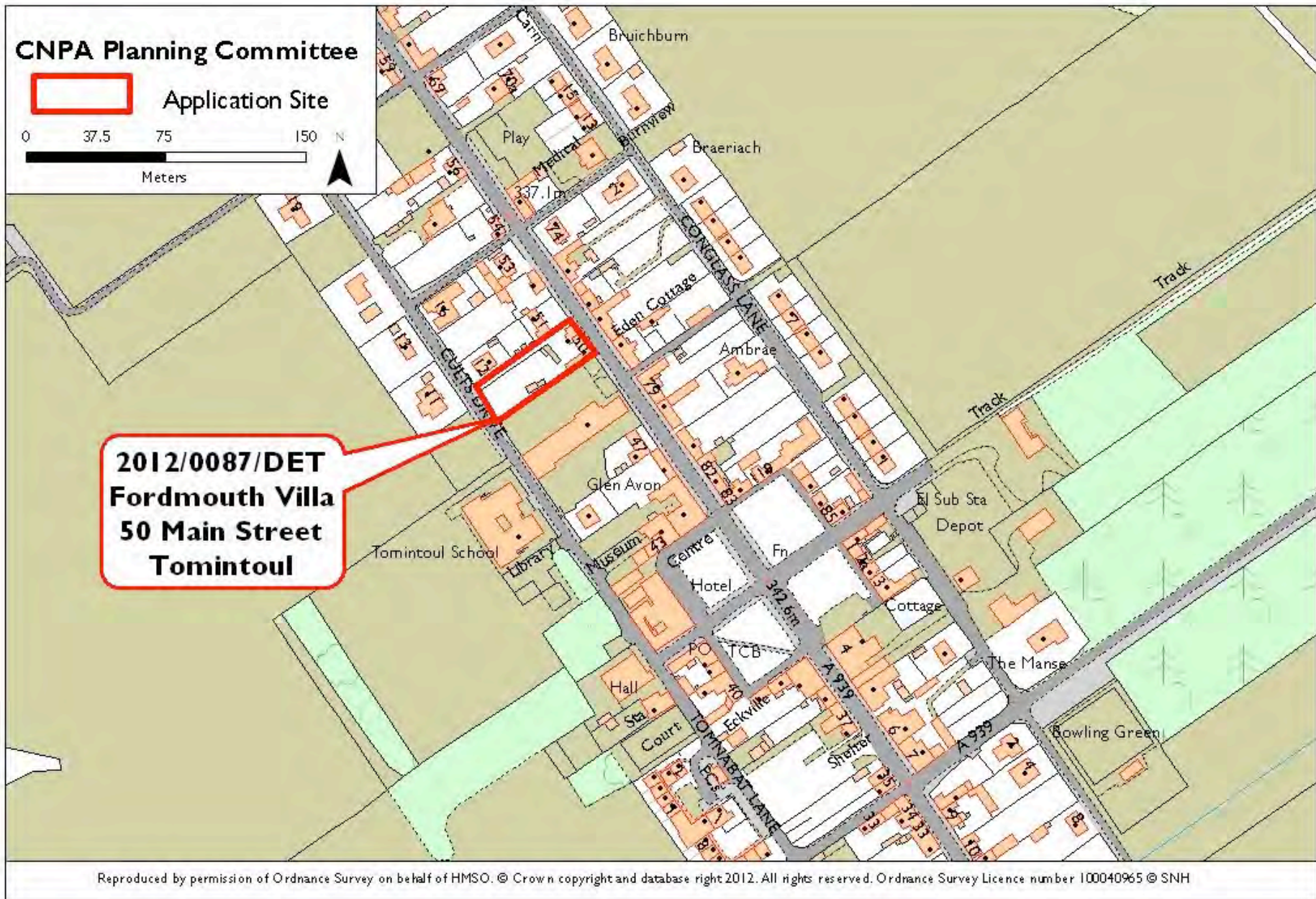
KEY POINTS :

- Aberdeenshire Council is seeking planning permission for a change of use of agricultural land to burial ground, in order to form an extension to the existing burial ground at Tullich near Ballater. Permission is also sought for the formation of a new access;
- The proposed new access of the A93 public road would lead to a new car parking area, consisting of 27 car parking spaces;
- The burial ground extension would provide 699 lairs. A casket section would have 150 casket lairs, and could have individual headstones if required.

RECOMMENDATION : CALL IN

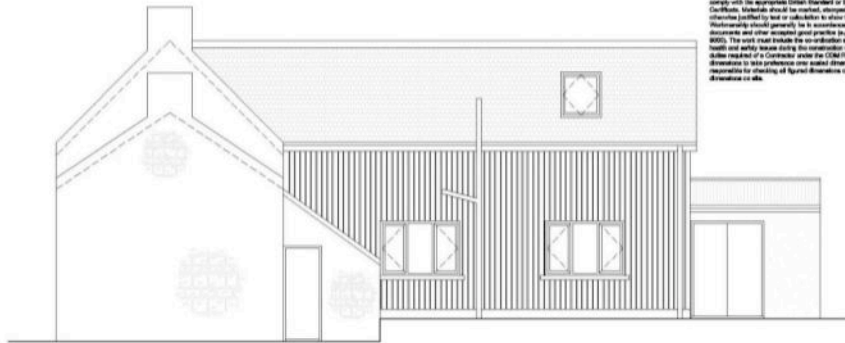
The proposal is for a large extension at Tullich burial ground and on land adjacent to a culturally important site at the remains of Tullich church and its Symbol Stone and Church Slabs. The proposal raises a number of issues with regard to natural and cultural heritage as well as issues relating to the development of such facilities for the community. Consequently, the proposal raises issues of general significance to the collective aims of the Cairngorms National Park.

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Applicant(s) : Mr. Wayne Davidson
Proposal : Extend house

All construction work to be in accordance with the relevant British Standards and all other material to comply with the requirements specified in BS Code of Practice. Materials should be marked, stamped, stamped, stamped or stamped to show the Manufacturer's details generally to be in accordance with the relevant standards and other accepted good practice. The work must include the coordination of health and safety during the construction or other required of a Contractor under the CDM Regulations in the preference over health and safety responsibilities for ensuring all agreed dimensions in drawings is able.



Proposed North West Elevation (1:50)

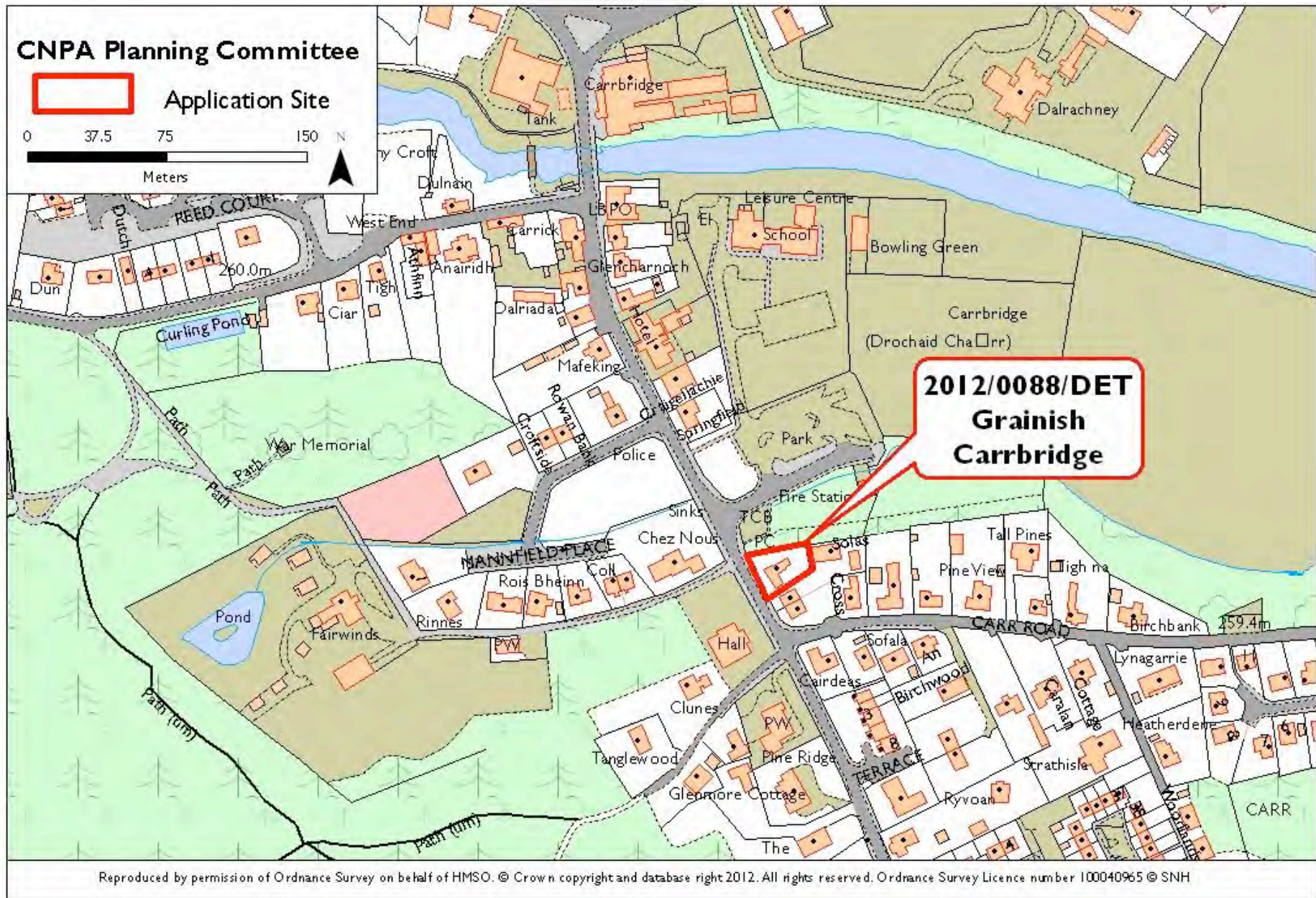


KEY POINTS :

- Planning permission is sought for an extension to an existing dwelling house on the Main Street in Tomintoul;
- The existing dwelling is a traditional stone built one and a half storey terraced property;
- The one and a half storey extension is proposed to the rear and would have an external finish of timber cladding, under a slate roof to match the existing;
- The extension would include a new kitchen and dining area at ground floor level, with a master bedroom on the first floor;
- The proposed development is of a domestic scale and is not considered to raise issues of significance to the aims of the National Park.

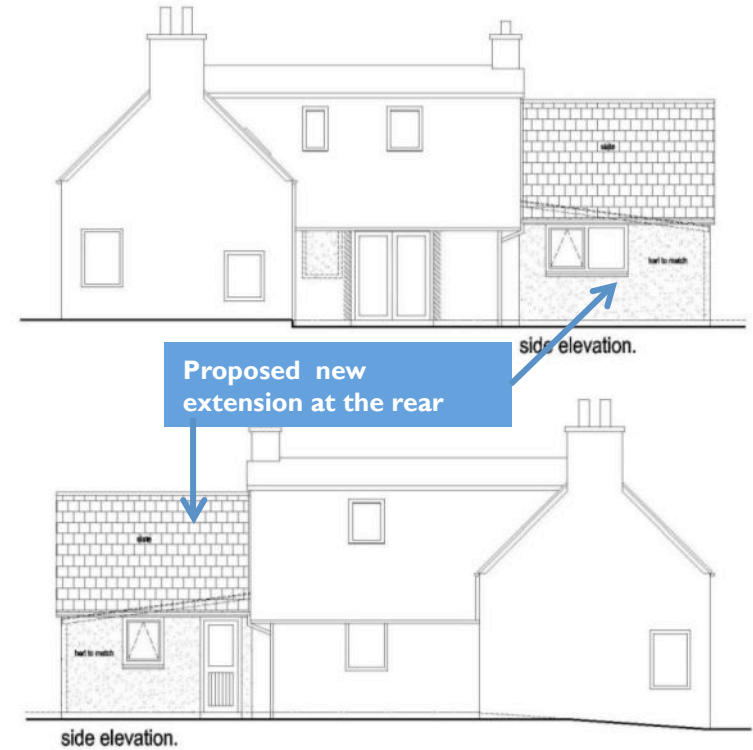
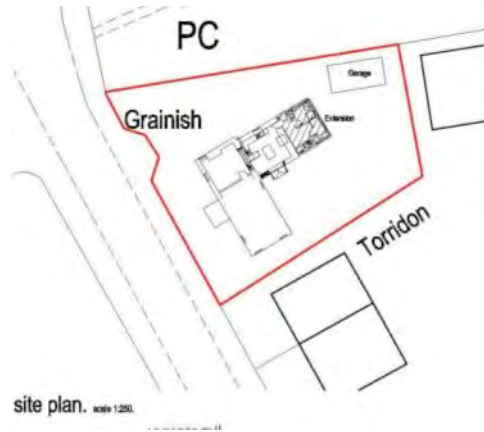
RECOMMENDATION : NO CALL IN

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Applicant(s) :
Proposal :

Mrs. B Florence
Demolish existing rear lean-to extension. Alter and extend existing house

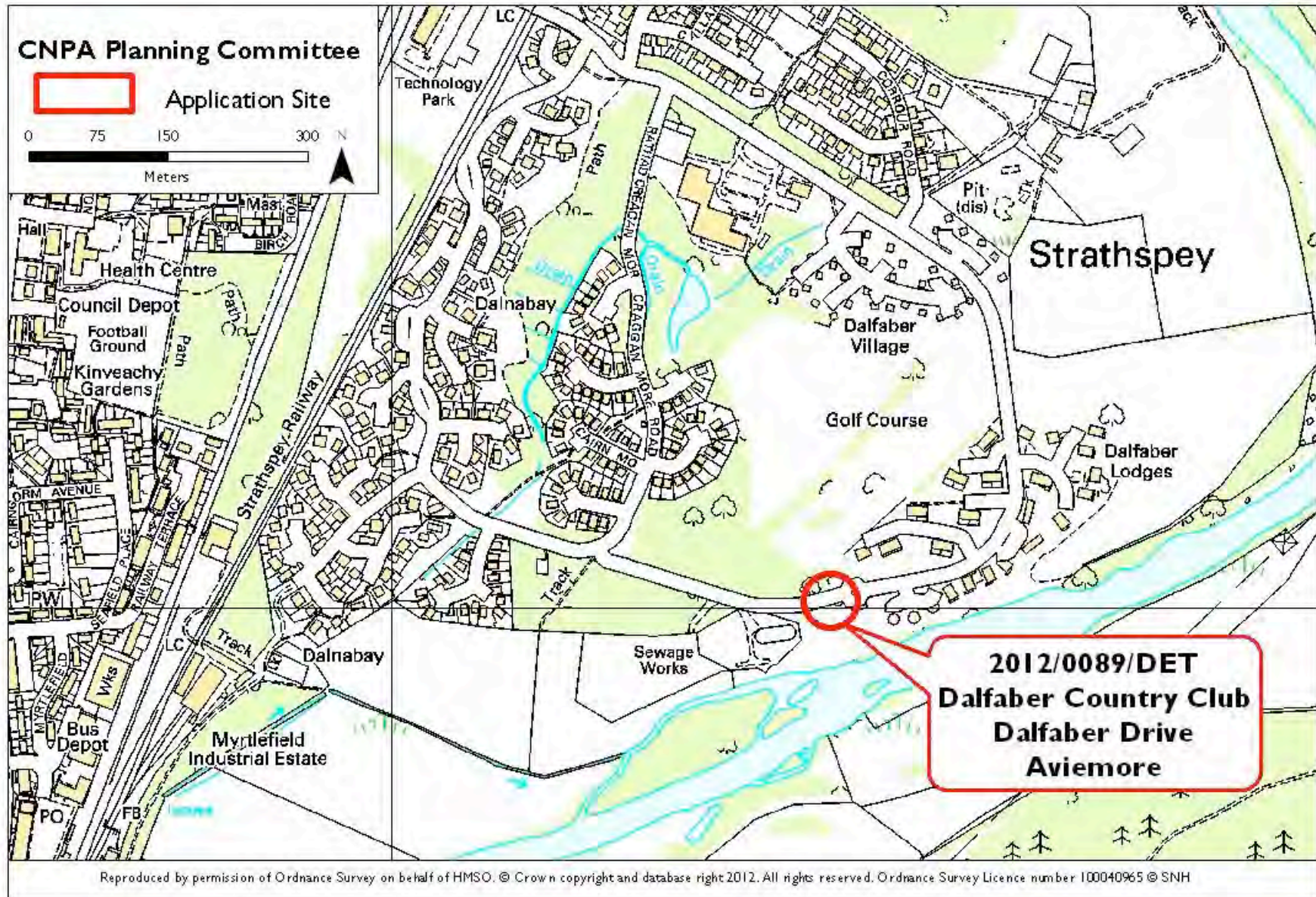


KEY POINTS :

- Planning permission is sought at an existing residential property on the Main Street in Carrbridge for the demolition of an existing lean to extension at the rear of the dwelling and the erection of a new extension, as well as alterations to the existing dwelling house;
- The proposed development is of a minor domestic nature 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 :

Macdonald Resorts Ltd.
Use of land for temporary siting of 10 storage containers, 2 sheds and a portacabin for three years and erection of screen fencing (retrospective application)



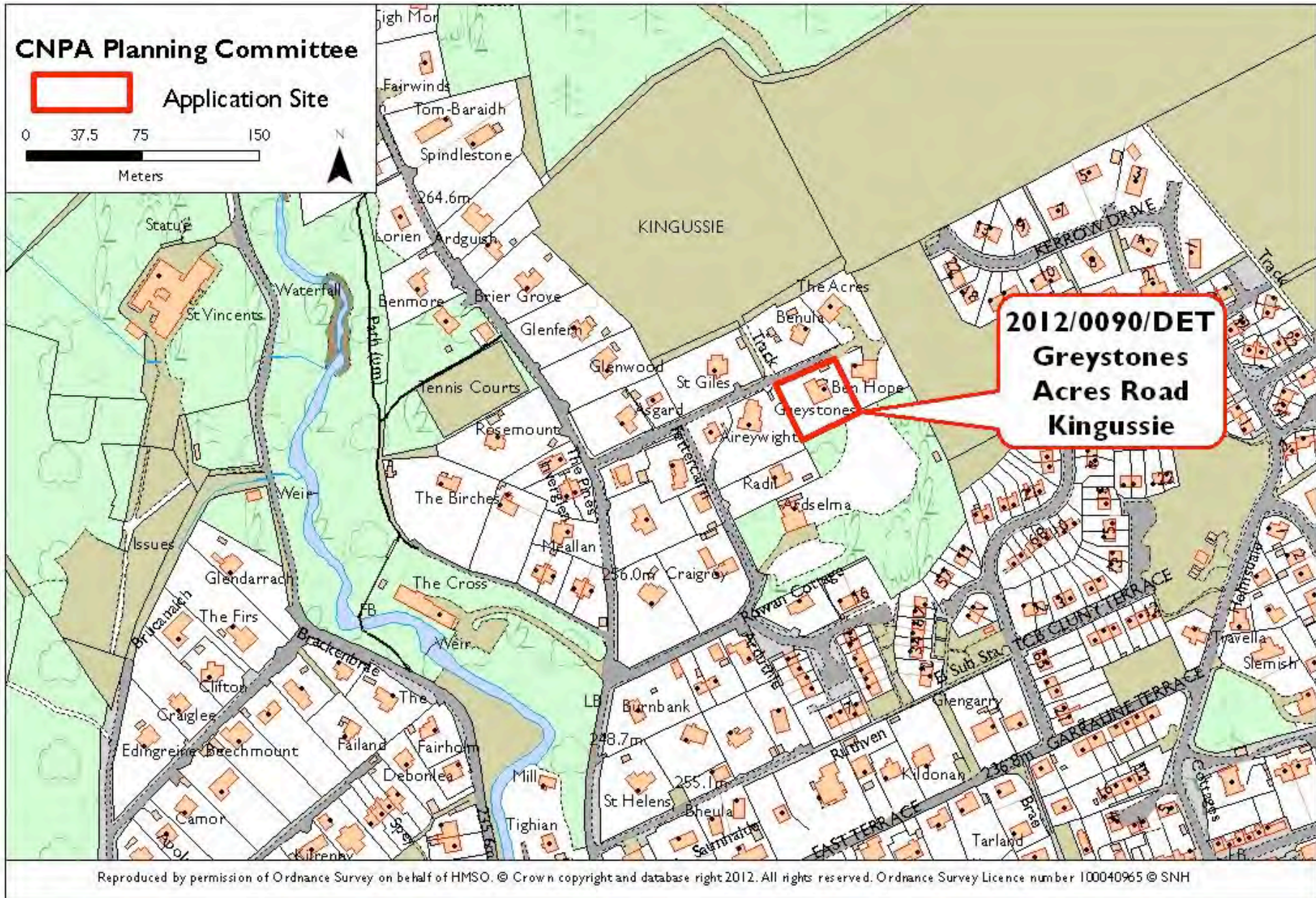
KEY POINTS :

- This application is on land which is part of Dalfer Country Club in Aviemore;
- Planning permission is sought retrospectively for the use of land for the siting of 10 storage containers, 2 sheds and a portacabin. Permission is sought on a temporary basis for three years, and also for the erection of screen fencing;
- The identified site is located at the end of a road which provides access to tourist accommodation units;
- Details on the application form indicate that the temporary units are fully used at the present time in connection with domestic services and grounds maintenance at the resort;
- Temporary permission is sought for a period of three years in order to allow time for a “suitable location for a permanent storage building to be considered” and to have “the building designed, necessary permits obtained and funding secured”;
- The applicants were apparently “unaware” that planning permission was required for the units currently on the site. Pre-application discussions have taken place with Highland Council regarding a permanent building;
- The development is temporary in nature and the structures are capable of being removed from the site quickly, rendering it capable of restoration within a short time period. It is associated with the daily operations of the Country Club and Resort and is in an area in which other service activities already occur, such as the adjacent laundry building. The proposal is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

RECOMMENDED COMMENTS : The CNPA are disappointed at the retrospective nature of the development. It is also suggested in the event of consideration being given to the granting of planning permission that the time period is strictly limited to three years and that measures are put in place to secure the restoration of the area at the end of that period.

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Applicant(s) :
Proposal :

Mark and Anne Johnstone
Erection of timber bothy



Proposed bothy



New bothy location

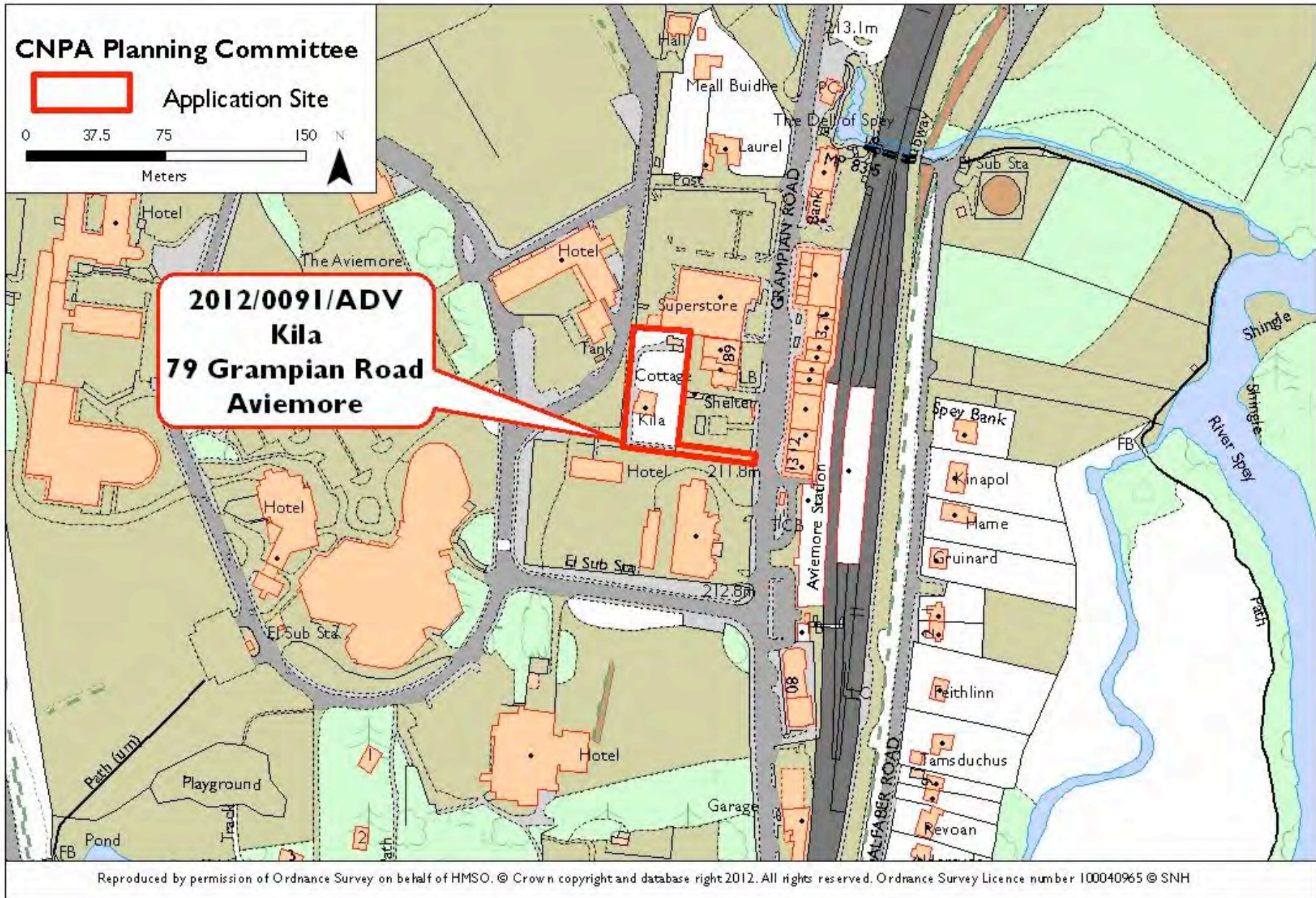
KEY POINTS :

- Planning permission is sought for the erection of a timber bothy within the garden area of a residential property on Acres Road in Kingussie;
- In order to accommodate the proposed bothy, an existing ‘timber paint shop’ would be removed;
- The one and a half storey bothy would have an external finish of siberian larch, under a profile metal roof;
- The proposal is considered to be domestic in nature within the garden grounds of an existing residential property within the settlement of Kingussie. It is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

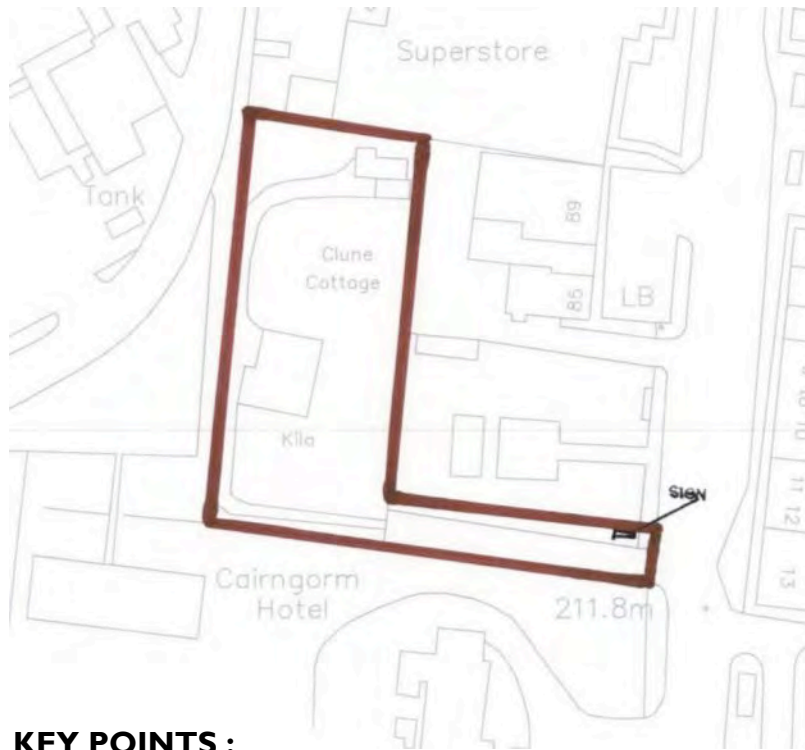
RECOMMENDED COMMENTS : It is recommended in the event of the granting of planning permission that conditions are attached to ensure that the bothy remains ancillary to the main dwelling house and is not disposed of separately.

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Applicant(s) :
Proposal :

Grants of Aviemore Ltd.
Display of advertisement



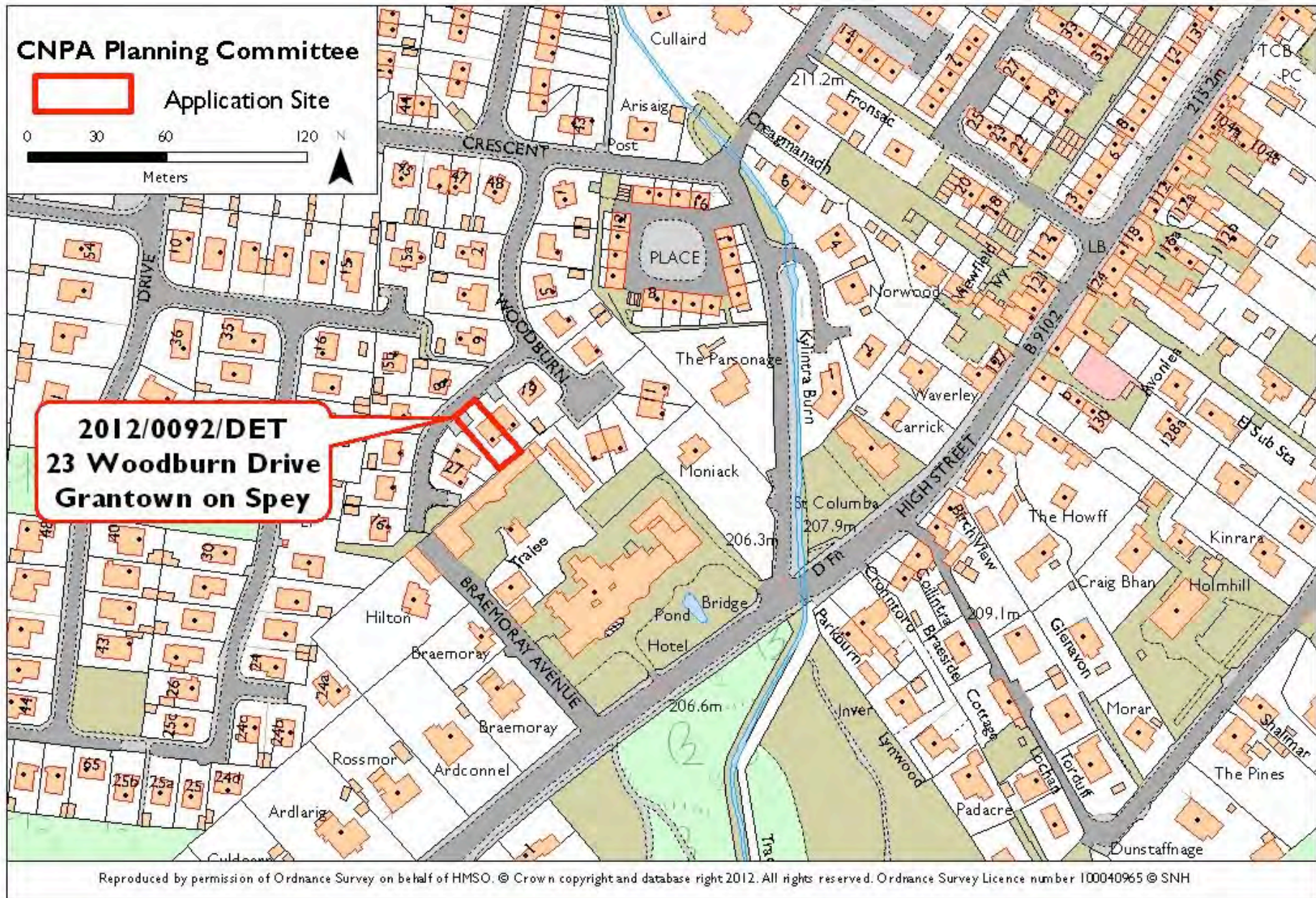
KEY POINTS :

- Advertising consent is sought in this application for the display of 2 advertisements on Grampian Road in Aviemore, close to the recently constructed new bus stop and adjacent to the public park in the centre of Aviemore;
- The signage would measure 87cm x 40cm, constructed of an aluminium compound panel and would advertise Aviemore Car and Van Hire;
- The application form indicates that it is “a replacement of existing signage fixed to free standing timber poles.” CNPA records do not indicate any previous permission for signage at this location;
- Advertising consent is sought for a period of five years;
- The proposal for signage within the commercial area of Aviemore is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

RECOMMENDED COMMENTS : Having regard to the prominent position of the proposed advertising, within the core area of Aviemore and in a location which has significant usage by the general public for amenity and transport purposes, it is suggested that the advertising signage may detract from the amenity of the area. It is also noted that it does not appear to be associated with any enterprise in the immediate vicinity and such random proliferation of signage in the area would be inappropriate.

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Applicant(s) :

Mr. J McLeod and Miss S. McShane

Proposal :

Removal of existing side porch and erection of side and rear extensions and dormer to front

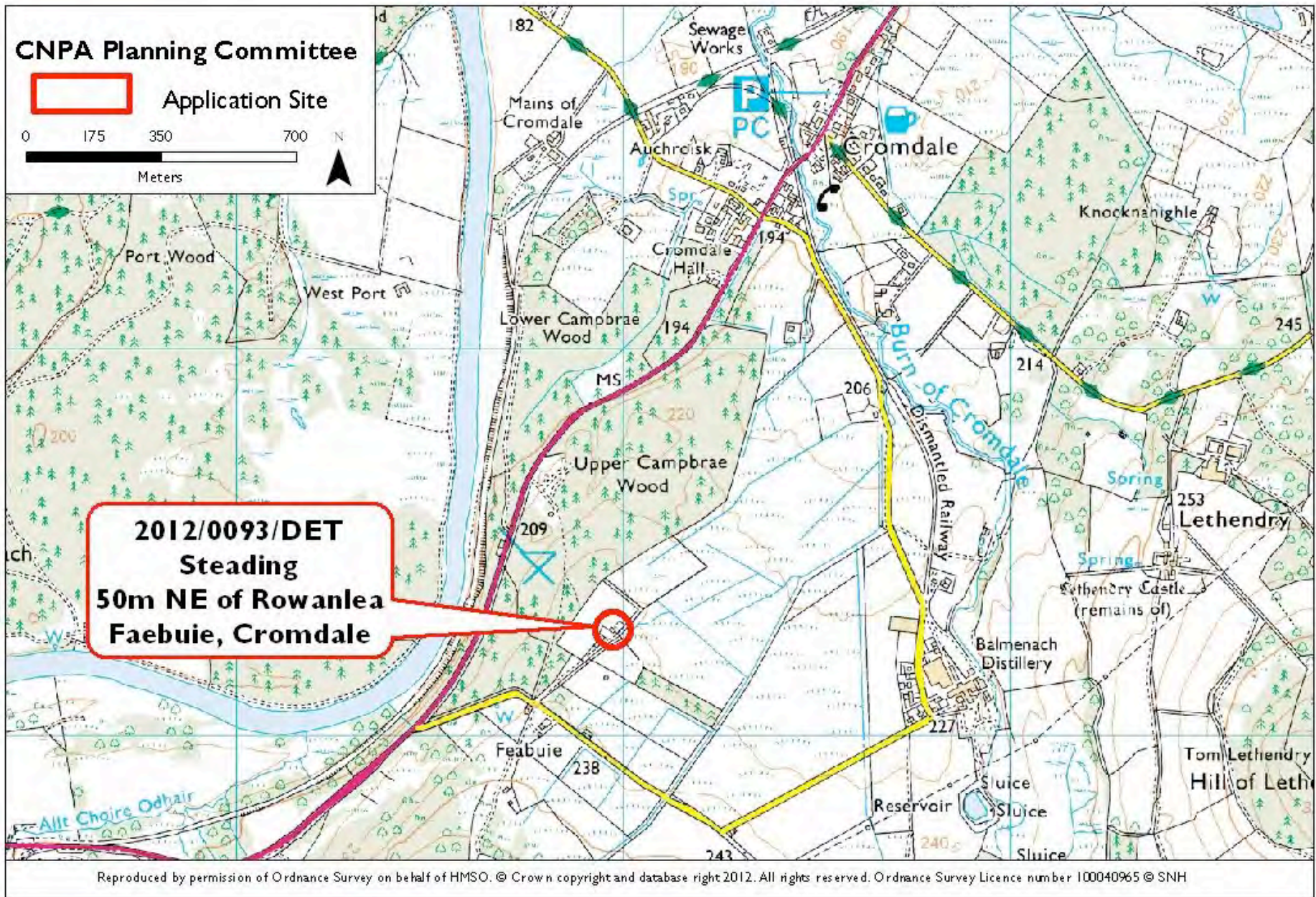


KEY POINTS :

- Planning permission is sought for the removal of an existing side porch at a residential property in Granttown on Spey and the erection of a side and rear extension, and the development of a dormer window in the front elevation;
- The proposed new extensions would provide a new entrance porch area, utility room and an enlarged kitchen area;
- Wet dash harling on the walls, with a slate finish on the roof would match the existing dwelling house;
- The proposal is of a minor domestic nature and is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

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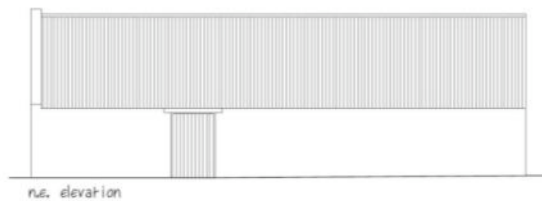


Applicant(s) :

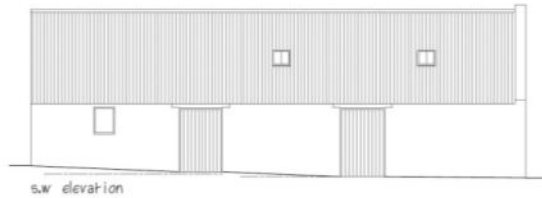
Mr. and Mrs.A Wells

Proposal :

Change of use of steading to house



Existing steading



Proposed elevations



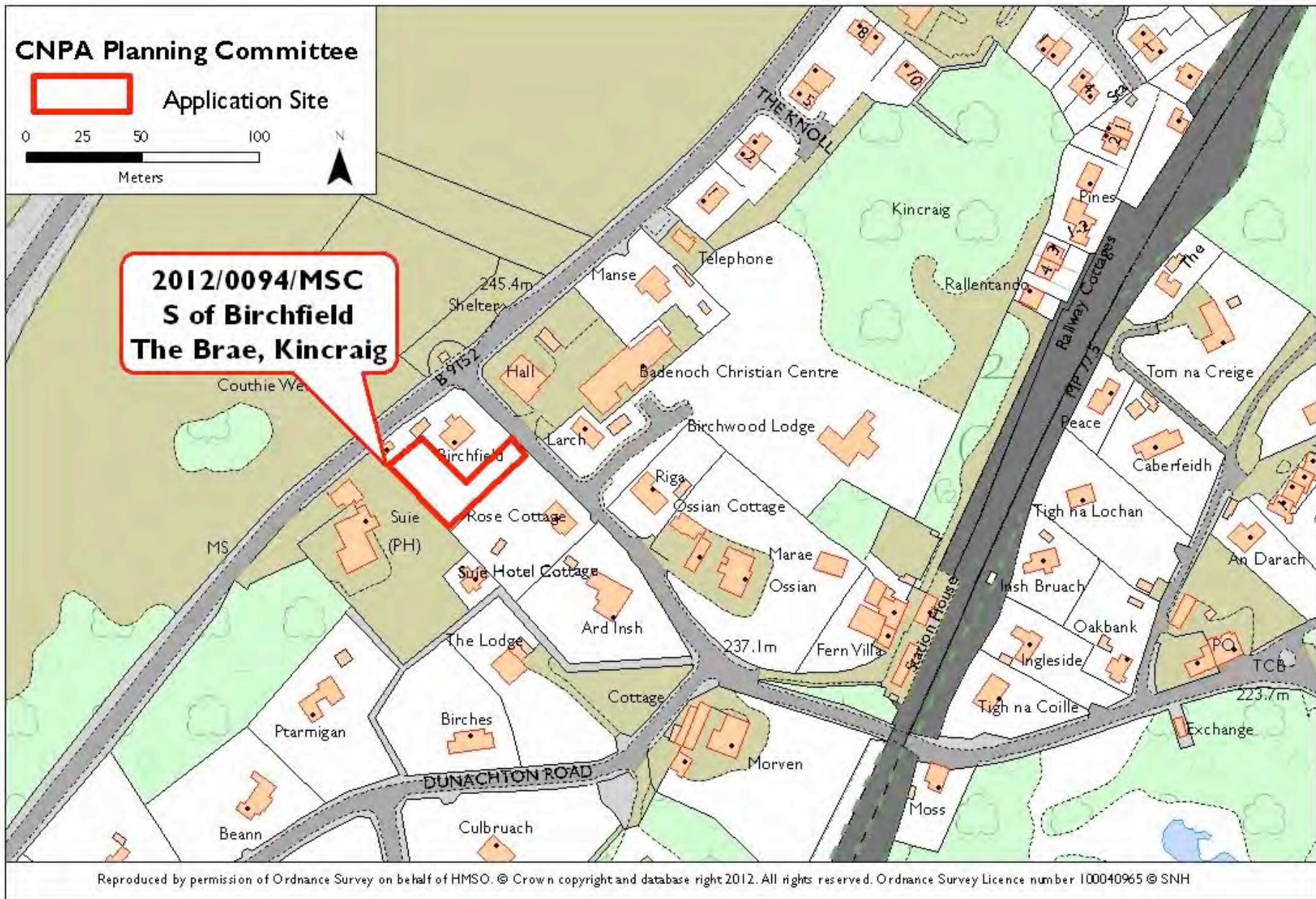
KEY POINTS :

- Planning permission is sought in this application for a change of use of a steading to a dwelling house;
- The proposed change of use would involve raising the wall head, installation of a new slate roof, the creation of a number of new openings to facilitate windows and doors, and the construction of a new timber clad entrance porch and a rear extension;
- The principle of converting traditional or vernacular buildings is generally acceptable and in this respect the proposal is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

RECOMMENDED COMMENTS : The design of the proposed steading conversion would result in the loss of the traditional appearance and the original character of the existing steading and the introduction of excessively domesticated design features. In determining the planning application, regard should be had to the requirements of the CNP Local Plan and Policy 27 in particular on the 'Conversion and Reuse of Existing Traditional and Vernacular Buildings' and the associated Supplementary Planning Guidance on 'Guidance and Reuse of Existing Traditional and Vernacular Buildings.'

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Applicant(s) :

Mr. John Love

Proposal :

Erection of house and garage

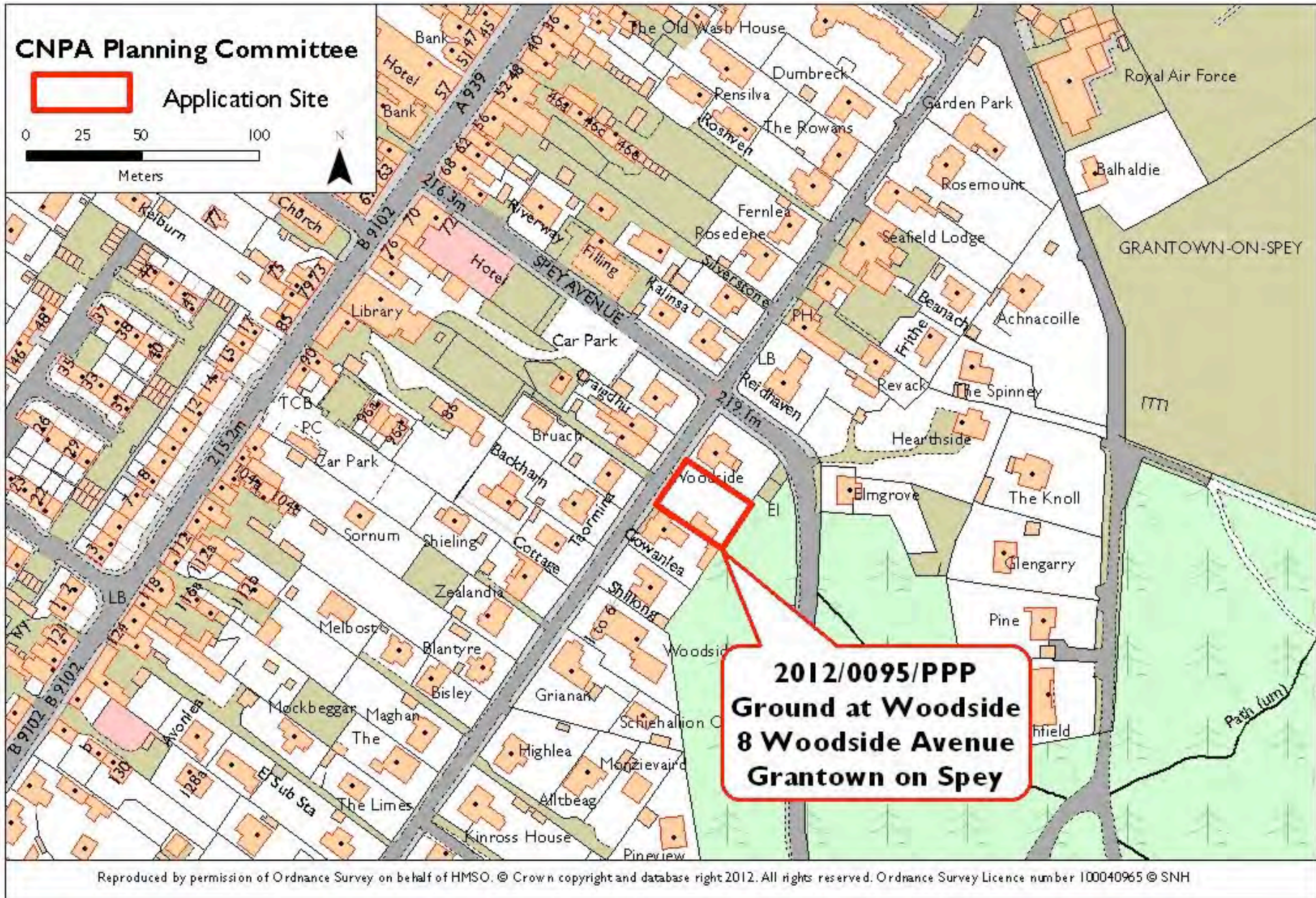


KEY POINTS :

- This application seeks approval of matters specified in conditions. Planning permission in principle was granted by Highland Council in 2009 for the erection of a dwelling house and garage;
- The previous application on the site was not considered to raise issues of significance to the aims of the National Park, as a proposal for a single house within the Kincaig settlement area;
- The current proposal is essentially for the detail of the development, and includes proposals for a one and a half storey dwelling house and a detached garage. Both structures would have a timber clad finish, under a slate roof;
- The proposal is not considered to raise issues of significance to the aims of the National Park.

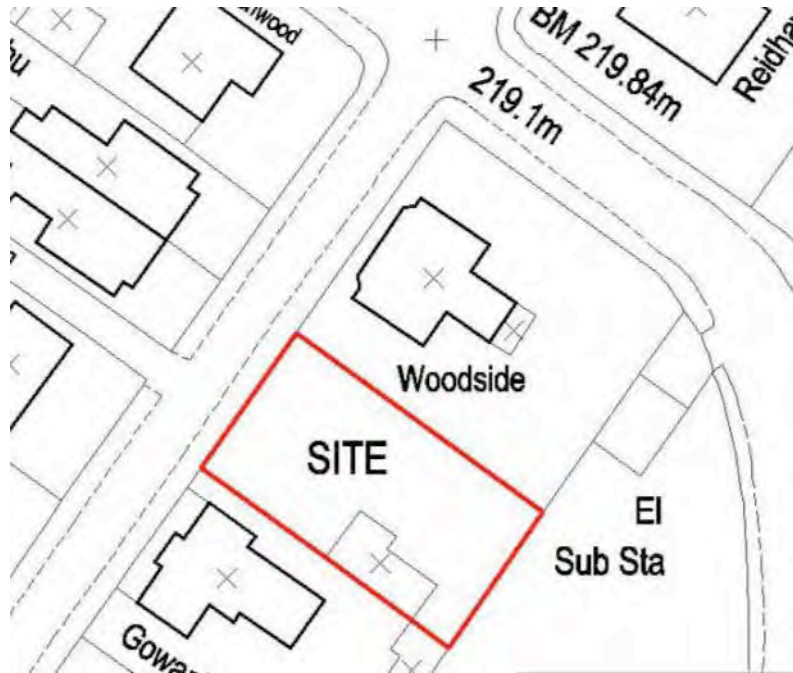
RECOMMENDATION : NO CALL IN

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Applicant(s) :
Proposal :

Mr. L Grant
Erection of house



KEY POINTS :

- Planning permission in principle is sought for the erection of a dwelling house within the garden area of a property at Woodside Avenue in Grantown on Spey;
- The garden ground is currently set to lawn, with the residential property associated positioned to the north (left of the photo);
- The site area identified is consistent in size with many other residential properties and their curtilage, in the general vicinity;
- As a proposal for a single dwelling house within the settlement area of Grantown on Spey, the development is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

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