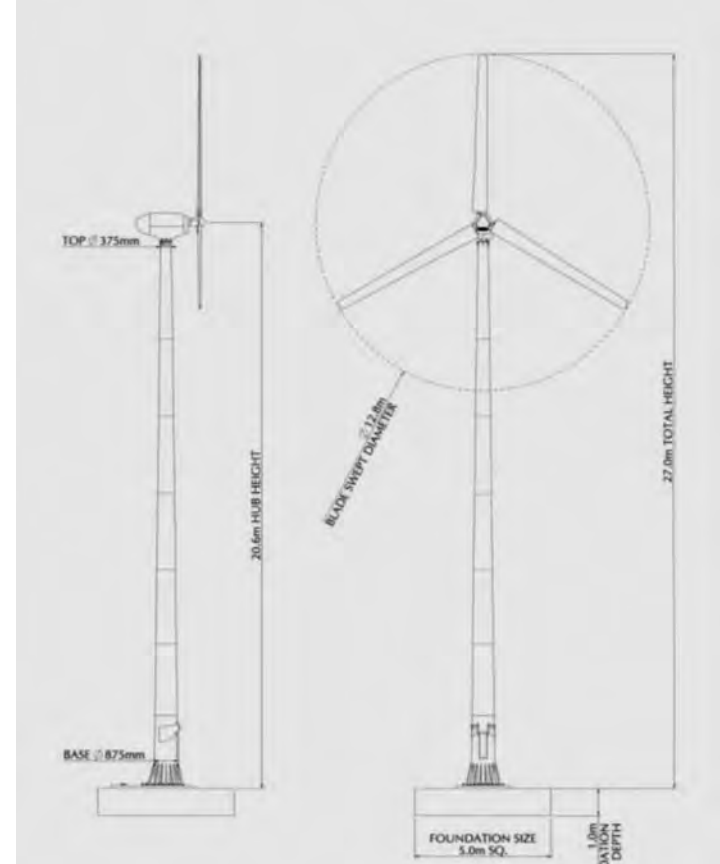




* Location identification photos provided by applicant



KEY POINTS :

- Planning permission is sought to erect a 20kw wind turbine and to install underground cables on land at Wester Lethendry, near Cromdale;
- The application is described as a revised proposal – a previous application for a single turbine was submitted on a different site in the vicinity (CNPA ref. no. 2012/0019/DET) but was subsequently withdrawn in April 2012 following concerns being raised about the general siting and its impacts.

RECOMMENDATION : CALL IN

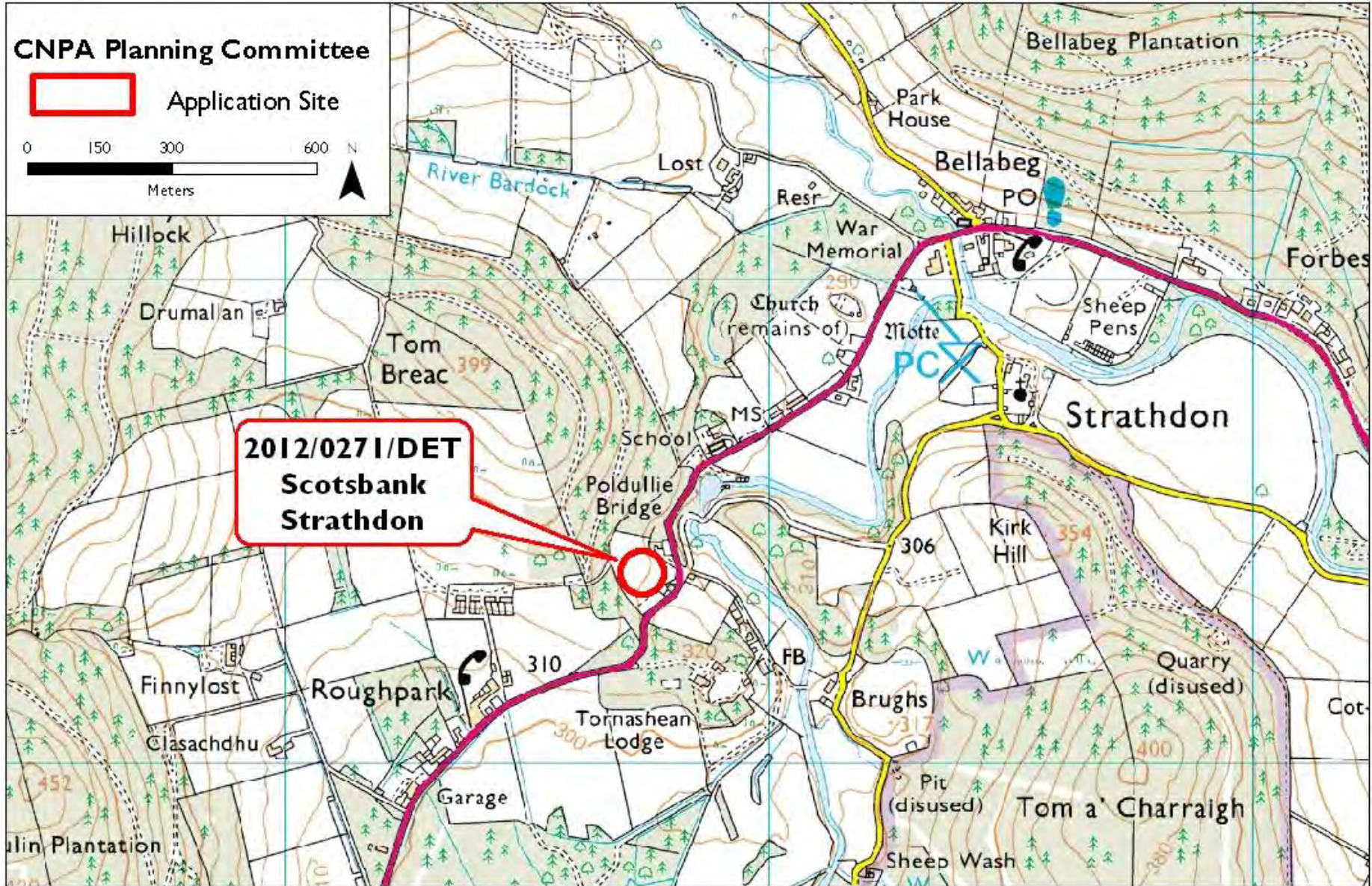
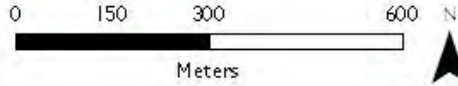
The application is for a renewable energy development and raises a number of issues with regard to natural heritage, including landscape as well as issues relating to the sustainable use of the area's resources and the economic and social development of the area. Consequently, the proposal raises issues of general significance for the collective aims of the Cairngorms National Park.

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CNPA Planning Committee



Application Site



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Applicant(s) :

Mr and Mrs Nick Ball

Proposal :

Formation of menage, erection of boundary fence, including change of use of agricultural land



KEY POINTS :

- Planning permission is sought for the formation of a menage and the erection of a boundary fence, and also the change of use of agricultural land at a property known as Scotsbank, in Strathdon;
- The identified site area extends to approximately 0.09 hectares, but is part of a larger landholding (8.77 acres) associated with an existing dwelling house;
- The proposal is associated with a rural activity, and would involve limited change to the features of the open agricultural field. It is not considered to raise issues of significance to the aims of the National Park.

RECOMMENDATION : NO CALL IN

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CNPA Planning Committee



Application Site

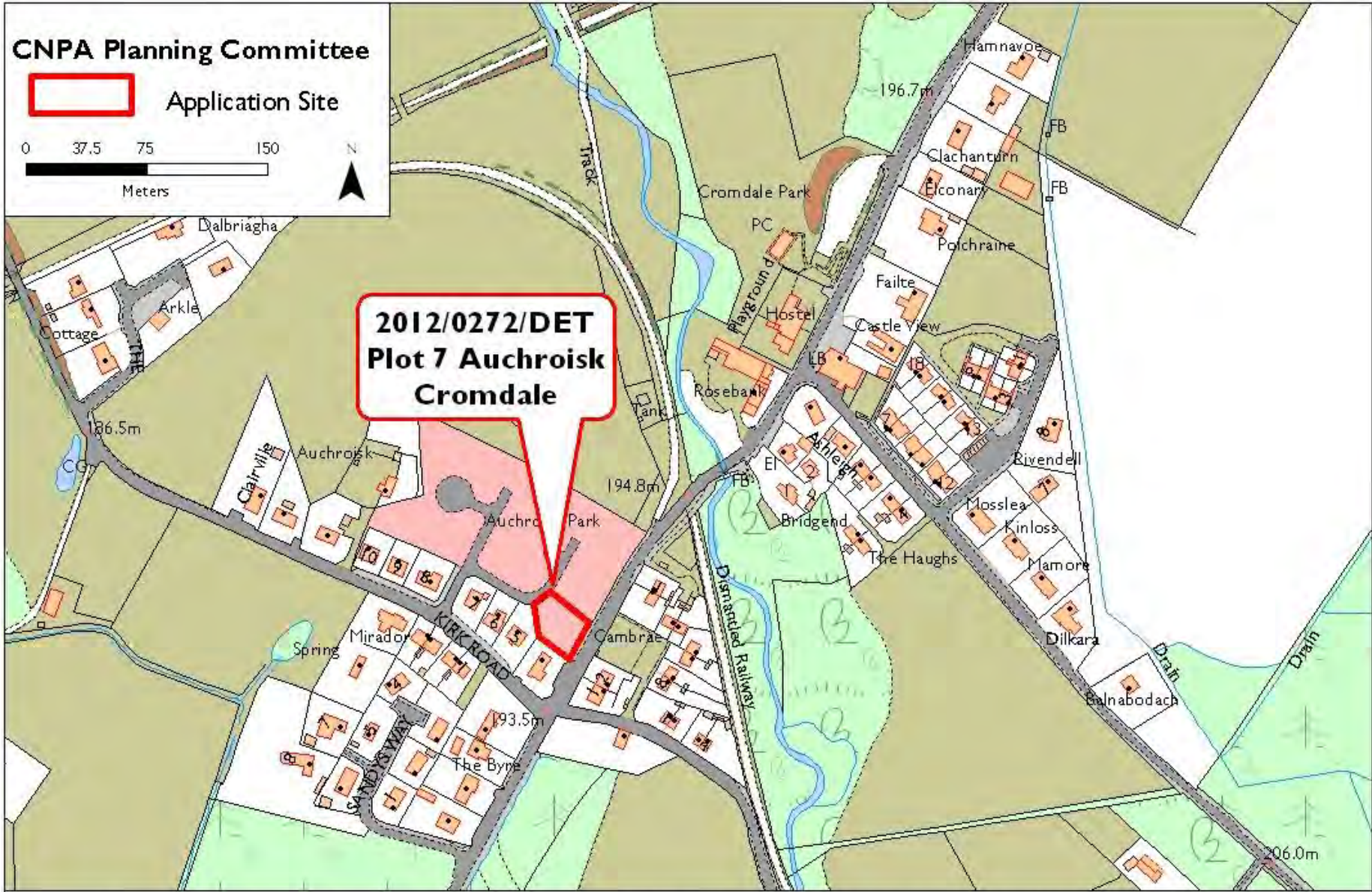
0 37.5 75 150



Meters



**2012/0272/DET
Plot 7 Auchroisk
Cromdale**



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Applicant(s) :

Mr. Christoper Grant

Proposal :

Erection of a house



North West Elevation
scale 1:100



North East Elevation
scale 1:100



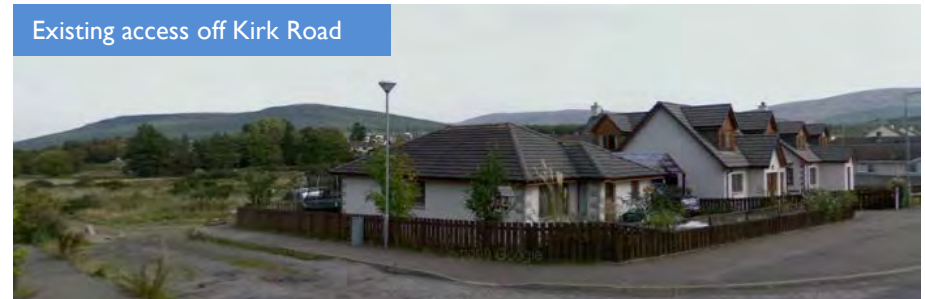
South East Elevation
scale 1:100



South West Elevation
scale 1:100



Site as viewed from the A95



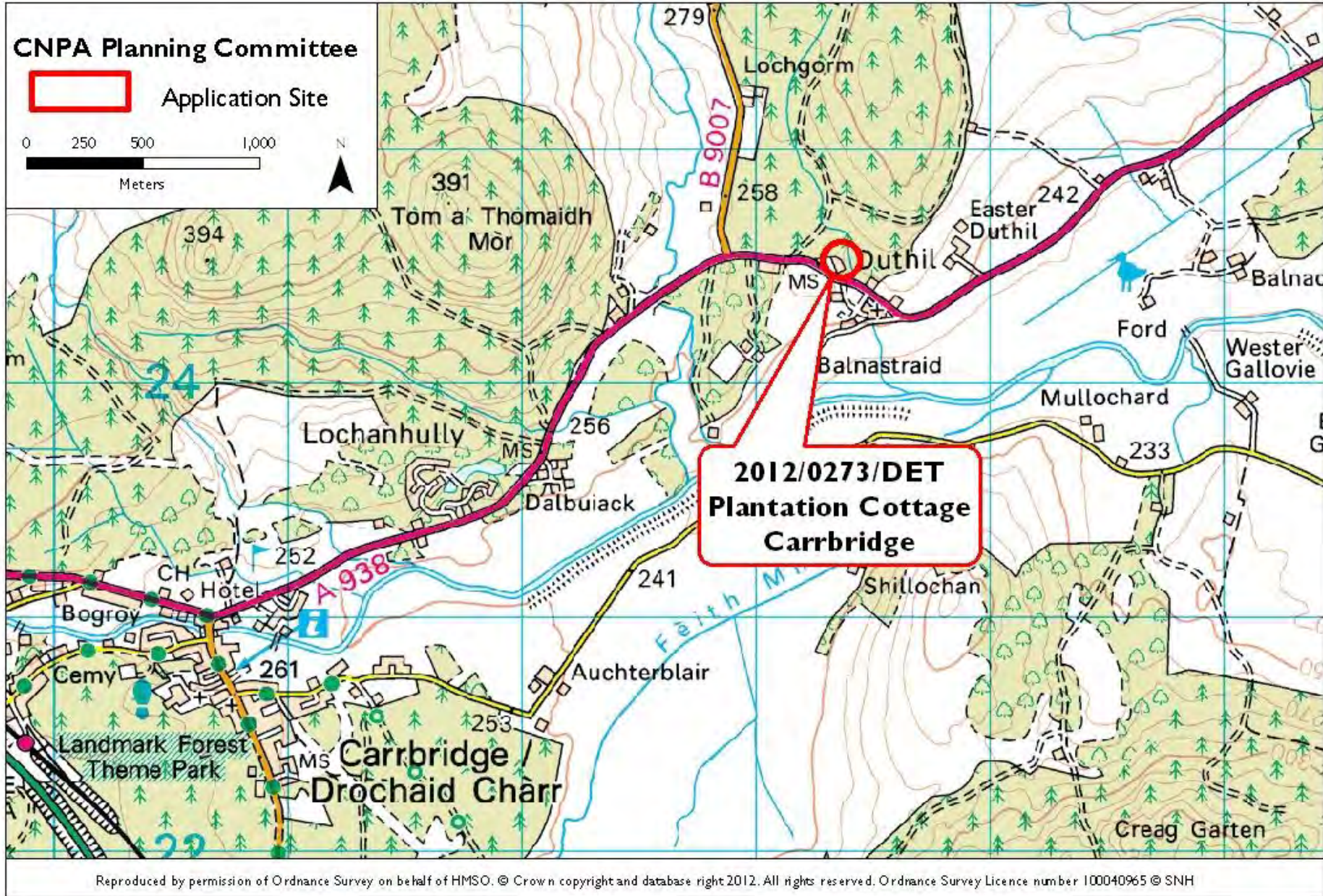
Existing access off Kirk Road

KEY POINTS :

- Planning permission is sought for the erection of a dwelling house on plot 7 at Auchroisk in Cromdale;
- A one and a half storey dwelling house is proposed, with external finishes consisting of an off white wet dash render, with a slate roof;
- The plot is part of a land area adjacent to existing residences, on which a number of plots have been created and are served by an existing access road leading off Kirk Road;
- A number of previous applications have been made for detached dwellings on other plots within this area, none of which have been called in for determination by the CNPA;
- The proposal for a single dwelling house on land within the existing settlement area in Cromdale is not considered to raise issues of significance to the aims of the National Park.

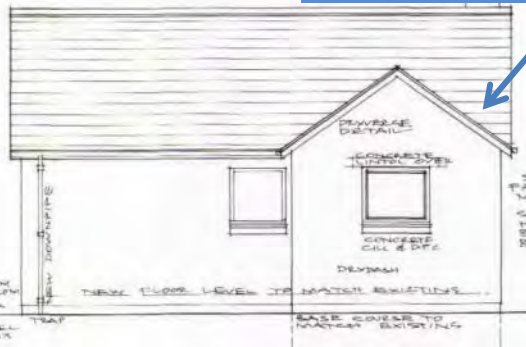
RECOMMENDATION : NO CALL IN

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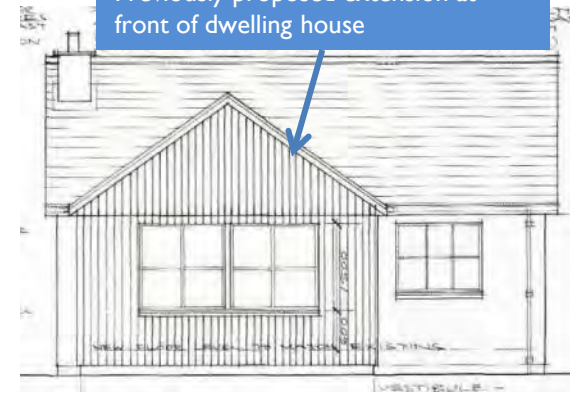


Applicant(s) : Mr. David Mackenzie
 Proposal : Extension to house (amended proposal)

Currently proposed extension at the rear of dwelling



Previously proposed extension at front of dwelling house



Extension proposed to rear of dwelling



KEY POINTS :

- Planning permission is sought for an extension to a dwelling house in Duthil, near Carrbridge. The extension is proposed to the rear of the single storey property;
- A previous application was submitted earlier this year for the erection of a timber clad extension on the front of the dwelling house. As a proposal of a domestic nature which did not raise issues of significance to the aims of the National Park, the application was not called in by the CNPA for determination. The application was refused by Highland Council due to the size, position and external materials being considered inappropriate (Highland Co. ref. no. 12/01874/FUL refers);
- The current proposal seeks to address the reasons for refusal, with the proposed extension being smaller, positioned to the rear of the property and finished in materials consistent with those on the existing dwelling;
- 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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