



Agenda item 7

Appendix 2a

2023/0019/DET

Representations

Objections

Comments for Planning Application 22/05913/FUL

Application Summary

Application Number: 22/05913/FUL

Address: Horse Field To North Of Scandinavian Village The Aviemore Centre Grampian Road Aviemore

Proposal: Erection of 3 flats, omission of 3 houses, relocation of footpath and associated works (amendment to 05/00209/REMBS)

Case Officer: Roddy Dowell

Customer Details

Name: [REDACTED]

Address: [REDACTED]

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The planning permission for this site was issued by Cairngorm National Park so why has this amendment been sent to The Highland Council Planning Department?

This company has contravened the planning restrictions placed on them regarding the floodplain of The Aviemore burn and totally ignored an order placed on them by The Cairngorm National Park to return the floodplain to its original state and remove the levee they have built all along the burn, preventing the floodwater access to its traditional floodplain.

This company has proved that it cannot be trusted to follow any restrictions placed on them by a Planning Authority and until they have fully complied with Orders placed on them they should be refused any further permissions.

The idea of building a three storey eyesore of holiday flats on the highest point on this site is ridiculous and would be a carbuncle overlooking the village for time to come.

The added drainage problems that the company has experienced in the development of this site will be exacerbated. (Nobody listens to locals). The enormous stagnant pond they have created and regular pollution of the burn leading into the Spey stands testimony to this. The original condition was that no engineering works of any type was to be allowed on the floodplain, now there is no floodplain left and they want to increase the holiday homes!

Surely enough is enough. The people in Craig na gower Avenue whose houses have flooded in the past are holding their breath.

Comments for Planning Application 2023/0019/DET

Application Summary

Application Number: 2023/0019/DET

Address: Horse Field To North Of Scandinavian Village The Aviemore Centre Grampian Road
Aviemore Highland

Proposal: Erection of 3 flats, omission of 3 houses, relocation of footpath and associated works
(amendment to 05/00209/REMBS)

Case Officer: Stephanie Wade

Customer Details

Name: [REDACTED]

Address: [REDACTED]

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: To whom it may concern,

I'd like to object to 22/05913/FUL plans...

It leaves me wondering why the Cairngorms National Parks Local Development Plan 2021 exists.

Block 4 flats: elevation is too high, and it will dwarf the existing residential street.

Parking: Noise disturbance, fumes, headlights/streetlights causing pollution.

Floodplain: Is it not immoral to build on them, this is a serious problem.

Orbital: I often go for lunchtime walks, I'd have to use my car to access any other walks, this is a recent problem due to over development.

I hope the people of Aviemore are recognised and heard.

Kind regards, [REDACTED]

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Case Officer: Stephanie Wade

Customer Details

Name: [REDACTED]

Address: [REDACTED]

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this build as

1. It is in a flood plain
2. The flats will be too high, imposing on surrounding houses privacy
3. It is not in keeping with the area
4. It will add to the over development of the area

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(amendment to 05/00209/REMBS)

Case Officer: Stephanie Wade

Customer Details

Name: [REDACTED]

Address: [REDACTED]

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Others have already covered my concerns but I make no apology for reiterating them. The actions and more so inactions of this company mean that flooding potential is a huge area of concern for the whole village not just the residents of Craig-na-Gower (ie if the Openreach Exchange in Craig na Gower floods)!

I believe this company has already contravened the planning restrictions placed on them re the floodplain

of The Aviemore burn and totally ignored an order placed on them by The Cairngorm National Park to return the floodplain to its original state and remove the levee they have built all along the burn, preventing the floodwater access to it's natural traditional floodplain.

This company has proven that it cannot be trusted to follow any restrictions placed on them by a Planning Authority and until they have FULLY complied with Orders already placed on them they should be

refused any further permissions.

The idea of building a three storey eyesore of holiday flats on the highest point on this site is ridiculous and would be a carbuncle overlooking the village for time to come. Four seasons hotel anyone?

The added drainage problems that the company has experienced in the development of this site will be exacerbated. (Nobody listens to locals). The enormous stagnant sud pond they have created

and regular pollution of the (supposedly SEPA protected burn) leading into the Spey stands testimony to this. The original

condition was that no engineering works of any type was to be allowed on the floodplain , now there is no floodplain left and they want to increase the homes!

Enough is enough. Those people in Craig na gowar Avenue whose houses have actually flooded in the past are holding their breath.

This is before we look at the other issues of neighbours being overlooked, noise disturbance and night time light pollution and over development.

Part of the CNPA remit is to protect our area/the people who live here!