

**AVIEMORE AND VICINITY COMMUNITY COUNCIL**  
**Thursday 12<sup>th</sup> February 2026, Aviemore Community Centre**  
**MINUTES**

**1. Present**

Al Dargie (Chair), AVCC  
Peter Long (Secretary), AVCC  
Kathleen Cameron (Treasurer), AVCC  
Roddy Stevens, AVCC  
Sid Airey, AVCC  
Eilidh McLeod AVCC  
Cllr Bill Lobban, THC  
Vicky Stables, Rothiemurchus Estate  
Lauren MacCallum CNPA  
Angus Todd, FLS  
June Armstrong, Public

Via Teams for item 9 a) Fiona McNally, CNPA, Gordon Scott, Mott MacDonald

**2. Apologies for absence – None**

**3. Welcome and introductions – Al Dargie welcomed everyone to the meeting**

**4. Declarations of interest – None.** Bill Lobban noted that he cannot comment on planning issues.

**5. Minutes of the January meeting**

Sid Airey proposed acceptance of the minutes, seconded by Kathleen Cameron

**6. Matters arising from the January meeting**

Planning Application, CNPA 2025/0331/DET (25/03820/FUL) – Erection of 9no. flats at Scottish Ambulance Service, Ambulance Station, Grampian Road, Aviemore – Objection submitted

Strathspey Steam Railway – closure of crossing. Peter Long had contacted the SSR and relevant CNPA staff. A site meeting has been held and SSR have to further risk assess the crossing. Agreed to note the progress. Peter Long to push for clear timescales.

**Action - Peter Long**

**7. Treasurer's report**

Peter Long proposed acceptance of the Treasurer's Report, seconded by Eilidh McLeod

**8. Police report**

None provided.

**9. Business**

- a. CNPA Active Communities Consultation.** CNPA transport representative Fiona McNally and Gordon Scott, Mott Macdonald joined the meeting remotely and presented revised proposals for Grampian Road. A set of draft drawings was circulated within the meeting. Fiona McNally outlined the consultation process to date, with local drop in events and input from local interest groups. The Community Council's previous initial response was noted. The proposals have been revised to reflect local feedback.

In particular it is now acknowledged that it is not practical to fit a designated cycle lane into the Grampian Road streetscape. This idea has been dropped and alternative routes through Aviemore are being sought. Main features of the revised proposals now include

- Removal of the cycle lane/track
- Widening the footway on the E side of Grampian Road
- Introducing redesigned crossing points with dropped kerbs and textured surfaces on side roads
- Improved bus stops
- Retention of existing grass verges and mature trees
- Improved way-finding and signage

Separate discussions are underway with a view to upgrading the Myrtlefield site.

The meeting felt that off road bus bays at Myrtlefield and southbound at Burnside Ave would improve traffic flow and promote bus travel.

It was felt that AVCC's concerns had been addressed. Fiona McNally agreed to circulate her note of the discussion to Peter Long, for sign-off on behalf of AVCC

#### **Action – Peter Long**

**b. Planning application 25/03169/FUL Land 15M West Of 85 Grampian Road Aviemore, Erection of shop and two residential letting units**

After discussion the meeting resolved to oppose this application on the following grounds

- Overdevelopment of a small and tight site
- The scale and massing of the proposed building
- Insufficient parking and turning space for vehicles
- Access for construction traffic
- Increased flood risk
- Visual impact and dominance of the Village Green

Proposed Sid Airey, seconded Kathleen Cameron

#### **Action – Peter Long to submit response**

**c. Planning application 2026/0018/DET Subdivision of house plot and erection of 2 houses, 34 Farm Road, Aviemore, PH22 1AP Called in by CNPA**

It was noted that this was one of several such applications for this site, bringing about a significant increase in the overall number of new-built units. The meeting resolved to object, on the grounds of

- Overdevelopment
- Impact on the pro-rata number of affordable units required.

Proposed Al Dargie, seconded Sid Airey

#### **Action – Peter Long to submit response**

**d. Kila planning application 25/03493/PIP – report back from site meeting with applicants**

Al Dargie, Peter Long and Kathleen Cameron had met the Kila owners and their architect on site. The boundary line between the Village Green and access lane remains disputed. Further proposals from the owners are awaited. The meeting noted the position.

## 10. Reports from other organisations

### a. CNPA report

Lauren MacCallum noted the progress re the Granish Moor rail crossing  
Volunteers are still sought for the Cairngorms 2030 assessment panel  
Lauren may seek Community input into elements of the Cairngorms Partnership Plan

### b. Highland Council report

Bill Lobban reported that a number of Short Term Let applications and appeals are now being considered. AVCC's objections may not have been recorded in all these cases.  
Kathleen Cameron asked when the play area opposite the school would be re-opened. A further layer of re-surfacing is required.

### c. ACE board member report

Kathleen Cameron reported that the ACE Board had reviewed the Christmas Eve procession.  
Craft fairs will resume on the Village Green in March with more stalls and longer opening hours.  
The Milton Woods consultation will start this month.  
The ACE raffle and tombola will be held on 24 May.

### d. AGCT report

Nothing received.

### e. FLS report –

Angus Todd was welcomed to his new role at Glenmore. He presented his report on recent activity at Glenmore. The number of fire sites was noted with concern. Vicky Stables reported that three fire sites had been discovered at Rothiemurchus in the same period.  
The meeting noted the report.

### f. Rothiemurchus report –

Vicky Stables reported that path improvement work was underway around Loch an Eilean.  
Some temporary path closures may be required.

## 11. AOCB

Glenmore Gathering - will be on 17 March. Those able to attend should notify Peter Long

**Action – Peter Long to co-ordinate attendance**

Litter pick – Peter Long reported that the Parent Council were keen to participate again and were seeking a date. Agreed any Saturday before the end of April. Peter Long to co-ordinate.

**Action – Peter Long**

Sid Airey asked about the abandoned car on the path beside the Fish Farm. Vicky Stables reported that the estate had now been notified and asked to have it removed.

June Armstrong asked for the meetings views on the campervan/mobile home parking on the Myrtlefield site. The CC re-stated its commitment to improving the site as a public amenity area.  
Peter Long has notified the owners agents of the recent issues.

## 12. Date of next meeting – Thursday 12 March 2026.

## 13. Close 9.25 pm

**Aviemore & Vicinity Community Council**

**TREASURER'S REPORT 12<sup>th</sup> February 2026 Aviemore Community  
Centre meeting room**

**Treasurers Account**

£

£

Balance at 31<sup>st</sup> December 2025

**£4,697.58**

Income

**Expenditure**

Balance at 31<sup>st</sup> January

**£4,697.58**