

2018/0209/DET Resurfacing and widening of the existing track (retrospective), Land 1115M NW Of Moss Cottage, Glen Road, Newtonmore

Mountaineering Scotland objects to this retrospective planning application on the grounds that this breach of the planning process is a section of a longer track and the whole track needs to be assessed on its visual impact on the landscape. We are rather confused as to why the applicant is seeking retrospective planning permission for only part of the track when the whole track is to be used. In addition it is not clear to us if the end point of the track reaches the point where it fulfils the applicant's stated aims.

Constructed hill tracks have a long-lasting visual impact and we trust that the Cairngorms National Park Authority will ensure that the landscape qualities are protected fully.

There may be a need within the Estate that can only be met with a surfaced track. We request that the specification of the track be required to be appropriate for its stated purpose, and that materials used in surfacing be of similar origin to the surrounding solid and drift geology. This will necessarily involve the inclusion of local borrow pits in the application assessment.

The SNH publication Constructed Tracks in the Scottish Uplands is a standard that developers should adhere to, and we would expect that the track be assessed against it. We ask the Park Authority to scrutinise all previous works on the entire track length and to enforce remediation measures if construction standards have been found to be breached or deficient.