

## **Alleged Unauthorised Development**

**Hildenborough**  
Hildenborough

**12/00284/COM**

**557182 149050**

Location: Former School Building at Raphael Medical Centre  
Coldharbour Lane Hildenborough Tonbridge Kent

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### **1. Purpose of Report:**

1.1 In the main report concerning the proposed new accommodation at Raphael Centre, TM/12/0264, I mentioned a continuing enforcement investigation. That investigation is not yet complete

### **2. The Site:**

2.1 The site lies within the Metropolitan Green Belt although the village confines of Hildenborough are located to the south of the site.

2.2 The Raphael Centre and its associated housing (St Michaels Court and Raphael Court) occupy a substantial area of land on the western side of Coldharbour Lane.

2.3 Residential properties in Hardwick Road are located to the south west of the site and to the north east there are a number of detached residential properties in substantial plots. To the south east is open countryside.

2.4 The site is subject to an extensive TPO.

### **3. History:**

3.1 The site has an extensive planning history most of which relates to works to trees. The most relevant planning applications are set out below.

TM/02/01789/FL	Approved	8 November 2002
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Change of use from educational to residential institution and single storey extension

TM/98/02236/FL	Approved	26 March 1999
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Two prefabricated classrooms  
*[Contained within a single building to which this report relates]*

TM/12/02640/FL      Pending Determination

Demolition of the former school buildings (part of which are currently occupied by the Raphael Centre for Class C2 care use and part of which are vacant) and redevelopment with a two storey building (plus ancillary basement) to provide a 44 bedroom specialist care facility together with associated landscaping and car parking provision

**4. Recommendation:**

- 4.1 Further work is in hand and an update Report will be provided for the Committee meeting.

Contact: Richard Edmonds