

March 2026

Dear Landings Member

Re: A challenge to design principle of brown finish on all exterior frames and doors

Your Board has received a request from a new owner that the brown finish on exterior frames and doors be abandoned. Those Members who were here in 2018 may recall a similar situation on which the Board consulted all Members at the time. The vote, at that time, was an overwhelming majority to maintain the established practice. However, you may be aware that there are minor variations which were made without consultation or agreement with your Board. In one case of a house extension, being of such a different style to the original structure, the Board at that time felt the aluminium windows were acceptable to underline the radical design change.

Your Board feels that maintaining the integrity of the original design of our properties continues to set The Landings apart from other estates and enables us to maintain the unique and cohesive environment which many envy. The brown finish was one of the key elements which enabled the estate to gain initial planning permission and a subsequent design award, being situated across the border from the Navigation Conservancy Area.

The Board further feels that, by enabling simply more front doors to be different colours, the integrity of the design of the Landings and the overall cohesive atmosphere of the estate would be irretrievably lost.

However, it is important to gain the views of all our owners and therefore please complete and return the voting form to the Secretary at your earliest opportunity and certainly before the AGM.

Yours faithfully

The Landings Management Board