

Long Range Planning Survey Summary

Survey Starts: 1374

Survey Submits: 455 **(224 of these were anonymous)**

Survey Start Date: December 01, 2025

Survey End Date: February 4, 2026

Submission Date Range:

12/01/2025-12/31/2025 - 256 submitted

01/01/2026 - 02/04/2026 - 199 submitted

Questions: *(Actual Survey on Page 5 and 6)*

How long have you lived in Westbrook Village? *(See Graph Page 7)*

0-5 Years - 143

6-10 Years - 135

11 or More Years - 177

What amenities do you currently use in Westbrook Village? Ranked Highest to Lowest

(See Graph Page 8)

Pools & Spas - 286

Social Events - 266

Fitness Center - 261

Clubs/Club Rooms - 230

Walking & Biking Trails - 215

Golf Courses - 172

Sport Courts—146

Other - 35

None of the above - 29

Computer-Generated (Chat GPT) Summary for Long Range Planning Survey

What are the top three strengths of Westbrook Village? *Top Responses*

- Welcoming community.
- Variety of activities for all.
- Upkeep of beautiful community property .
- Clean/well groomed, safe, low HOA dues.
- Pickleball Courts.
- Golf Courses.
- Two Restaurants. **** Please refer to bottom of page 3**

What are the top three concerns in Westbrook Village? *Top Responses*

- Keeping the revenue and spending in balance.
- Avoid potential legal and insurance challenges.
- Vistas Perimeter Fence. *** Please refer to bottom of page 3**
- Check-in option directly at Pickleball Courts

What are three things you would like to see added or improved in Westbrook Village? *Top Responses*

- No Suggestions
- Facilities updated/remodeled

What are three projects you would like to Long Range Planning committee to focus on over the next 5 years? *Top Responses*

- Updated Restaurant and facilities
- Court side check in option for pickleball
- Bigger Fitness Center

Top Community Strengths

Residents consistently highlighted the following strengths:

- A welcoming, friendly community
 - A wide variety of activities for different interests
 - Well-maintained, clean, and safe common areas
 - Popular amenities such as pickleball courts, golf courses, and restaurants
 - Appreciation for reasonable HOA dues
-

Key Concerns

Common themes expressed by respondents included:

- Maintaining a balanced budget and responsible spending
- Concerns about unnecessary changes or projects
- Desire for careful consideration of legal and insurance implications
- Specific feedback regarding pickleball court features and check-in processes
- Many residents emphasized the importance of preserving what already works well in the community.

****Please note Vistas Perimeter Fence was a generalized survey topic, with some residents expressing support and others expressing opposition. Support breakdown to follow.***

*****Please note that WVA does not own or operate the two restaurants within the community, therefore restaurant-related items are not included as part of the Long-Range Planning process.***

High-Interest Survey Topics Actionable by WVA

- Second fitness center or larger fitness center (with sauna)
- Remodeled facilities (FALC, Library, updated locker rooms and bathrooms)
- Dog park
- Replace or remove clock at front entry
- Eliminate grass / increase water conservation and xeriscaping
- Additional benches, trash cans, and dog waste stations throughout neighborhoods and walking trails
- Residents receive priority at BINGO
- Address speeding concerns
- Repair broken sidewalks
- Travel/transportation events (shopping trips, casino trips, etc.)
- Improve street lighting
- Replace dead trees
- Upgrade Lakes Ballroom audio equipment
- More live music events
- Increase shade at facilities, pools, and sport courts, bocce ball area and cornhole area
- More dining options (e.g., coffee shop)
- Modifications to architectural guidelines (colors, stone, etc.)
- Bike and walking lane designations
- Stronger connection between the Board of Directors and the community
- Expanded Posse hours
- Updates to neighborhood entry signs
- Keep affordable annual assessments
- New badge or check-in system at facilities
- Stronger enforcement of weeds, front yard landscaping, and RV/trailer parking rules
- Miniature golf, basketball court, or baseball/softball field
- Welcome packet for new residents

Original Survey Questions (As Presented to Residents)



Long-Range Planning Committee Homeowner Survey 2025

Westbrook Village Associations' Long-Range Committee and Board of Directors want your input into what should be our focus on the goals for the community, with upgrades or new projects to our shared amenities and services that will benefit you and your neighbors. We need to start the planning process for what should be our priorities for the next 5 years with regard to amenities and services.

Please note: Only one response per property address/email will be counted.

Please fill out the survey below

• How long have you lived in Westbrook Village?

- 0-5 years
- 6-10 years
- 11 years or more

• What amenities do you currently use in Westbrook Village?

- Fitness Center
- Clubs/Club Rooms
- Sport Courts
- Pools & Spas
- Walking & Biking Trails?
- Social Events

- Golf Courses
- None of the above
- Other

*** What are the top three (3) strengths in Westbrook Village?**

0/250

*** What are the top three (3) concerns in Westbrook Village?**

0/250

*** What are three (3) things you would like to see added or improved at Westbrook Village?**

0/250

*** What three (3) projects would you like the Long Range Planning Committee to focus on over the next five years? Please prioritize.**

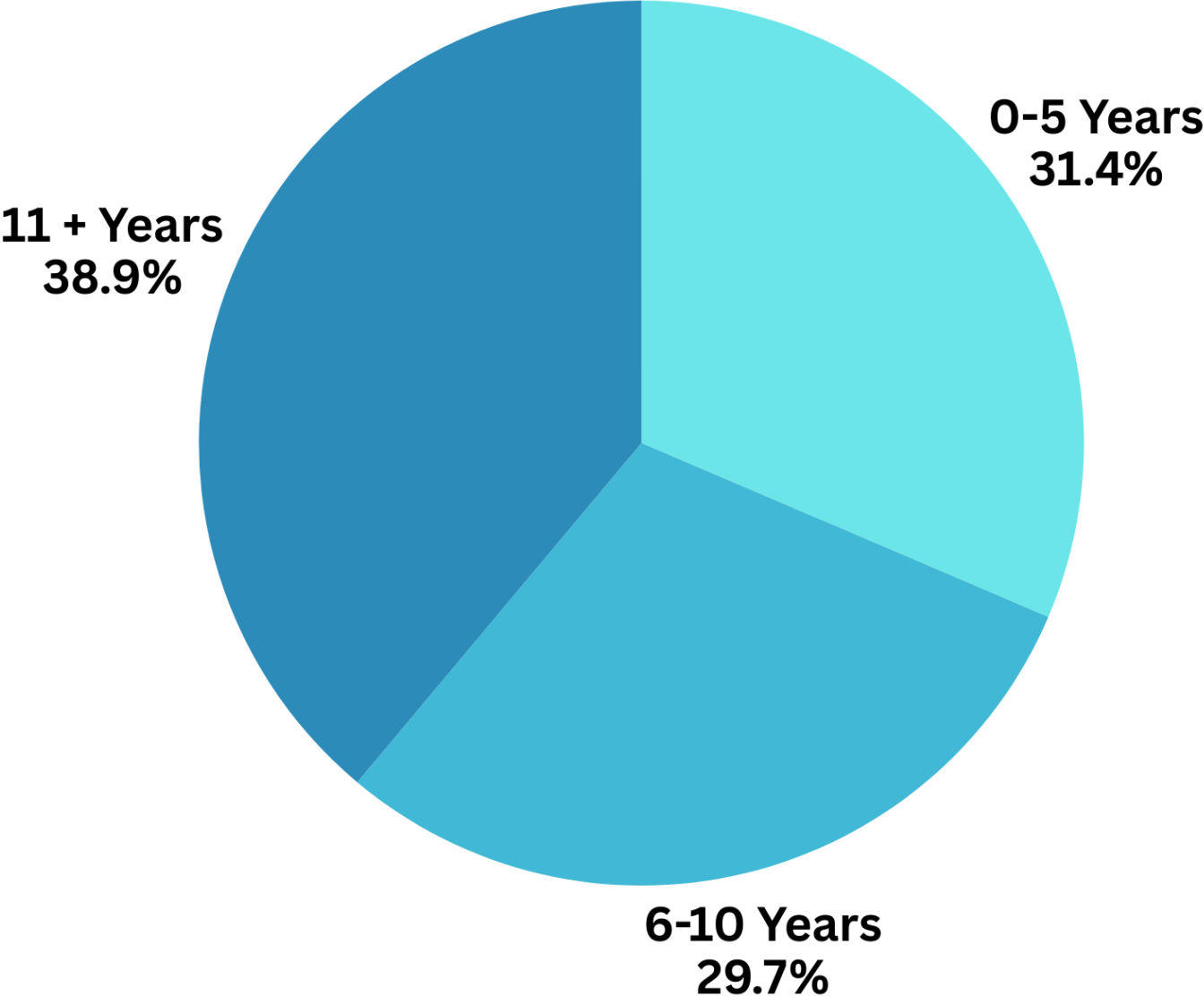
0/250

*** Homeowner First & Last Name (Required)**

0/50

*** Westbrook Village Property Address (Required)**

How long have you lived in Westbrook Village?



What amenities do you currently use in Westbrook Village?

