

**DiLucia Management  
Corporation**

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**Office Hours:**

Monday-Friday

9 a.m.—5 p.m.

**Board of Directors**

**President**

Linda Taylor

**Vice President**

Bob Trapani

**Secretary**

Joy Jansson

**Treasurer**

Phil Gilbert

**Trustee**

Bob Mueller



# THE VILLAGE OF BLUE HERON PINES



OCTOBER 2025 EDITION

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- ◆ Landscape Committee
- ◆ Galloway Leaf Collection



**DILUCIA**  
MANAGEMENT CORPORATION



## OCTOBER CALENDAR

- October 1st—Association fees due
- October 15th— Late fees assessed
- October 31st—Halloween

## 2025 MEETING CALENDAR

- October 22nd, 2025
  - November 19th, 2025
- 6:30 pm at the Clubhouse.



A Letter from the Vice President, Bob Trapani

Dear Homeowners.

While the Fall season has just commenced the BHP Board of Directors are focusing on the important work that needs to be accomplished before the end of 2025. The budget for 2026 is a top priority and must be completed by the end of October. The budget committee has already met for many hours to construct the most cost effective and efficient budget possible. The committee plans to complete their work before the next Board meeting on October 22 and give a comprehensive presentation as to their recommended budget for the Board to adopt. The Board encourages all homeowners to attend this meeting and give their input before the proposed budget is voted upon.

Also, there are two Board positions that need to be filled for 2026. One position is for two years and the other is a three year term.

The application to run for the Board can be found on the BHP website or may be picked up at the DiLucia-Management office. All applications must be received by DiLucia management no later than November 14. The counting of the votes will take place at the Annual BHP meeting tentatively scheduled for January 14 at the golf course banquet room. Final confirmation of this date will be announced shortly.

For those residents who use our fitness center; the Board at the September 24 meeting approved the purchase of a new treadmill and elliptical.

The Board wishes all our homeowners a most enjoyable Fall season.

Galloway Township Leaf Collection dates are between November 3rd through the 7th and December 1st through the 5th.

Collection is for **LEAVES ONLY**. No branches or other debris allowed. Please bag leaves in biodegradable bags to avoid having leaves blow onto your neighbors yards.

Residents are reminded that feeding squirrels is **not permitted** within the community. Providing food encourages overpopulation, property damage, and aggressive behavior, and can create unsanitary conditions for the landscape and neighbors.

Please help us maintain a clean and safe environment by refraining from feeding the squirrels. Thank you for your cooperation.



The Blue Heron Pines Golf Course is **private property**. Please do not walk, jog, exercise, or walk pets on the course at any time.

Unauthorized use of the golf course is considered trespassing and poses safety concerns for both residents and golfers. We kindly ask that everyone respect the property boundaries and use designated community sidewalks, paths, and common areas instead.

Please report any suspicious activity to the Galloway Township Police Department at 609-652-3705 ext. 1

A message from Roy Aungst and the Landscape Committee

RESIDENTS AND NEIGHBORS,

" BRISK walks A FLYING WEDGE of Canada geese, COLORFUL foliage"- It must be OCTOBER!

Don't look now, but the door to Summer has closed and the window of Autumn has replaced it with a time of perfect pause between memories and miseries of summer and the upcoming starkness and fridity of winter.

The sun has lowered in the brilliant blue sky and we are now provided with a crispness in the air, (take a deep breath or two, AHHH!), in addition to a kaleidoscope of color from recent full green leafed trees to now ascending, fluttering leaves, exposing the structural stature of tree branching, and easily revealing what those pesky squirrels have been, and are continually up to in the treetops. Haha!

We have closed the pools, flipped the switch on the air conditioners, broke down and stored the patio furniture as we adapt to the longer shadows and shortened days ahead.

As the season transitions , we embrace change and look forward to new beginnings with crisp, colorful, breezy, chilly and cozy opportunities that will provide warmth in front of the fireplace, your favorite blanket, hot chocolate, corn mazes, hayrides, football, cornstalks, pumpkins, mums & fall flowers, and of course PUMPKINSPICE everywhere!! (invigorating!)

Summer, with it's trying times and splendor has faded , allowing us a time for reflection as well as anticipation of the many upcoming landscape fall amenities, inclusive of the creative, bewitching, candy consuming, October holiday of HALLOWEEN 🍷 .

Lots of fun!!

During the month , our Landscape program will continue the weekly Friday mowing/manicuring of our developing September lawn rejuvenation, in addition to; floral display transitioning at the community entries and clubhouse (with viola, pansy and mums.)

- Ongoing strategic ( weather related) irrigation operation

- Leaf chasing in conjunction with the mowing operation, continuing up to the scheduled early December final cleanup.

In the meantime, Continue to fully Enjoy & appreciate our community and the season change.

