

DiLucia Management Corporation

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Website

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Office Hours:

Monday-Friday

9 a.m.—5 p.m.

Board of Directors

President

Linda Taylor

Vice President

Ernest Jubilee

Secretary

Trish Haines

Treasurer

Phil Gilbert

Trustee

Bob Trapani



DILUCIA
MANAGEMENT CORPORATION

IN THIS EDITION

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- ◆ Open Session
- ◆ Neighborhood Watch
- ◆ Winter Checklist
- ◆ Leaf Pick-up
- ◆ Census Form
- ◆ Landscape Committee



Calendar of Events

- 1—Association Fees Due
- 11—Late Fees Assessed
- 21—Winter Begins
- 07—Hanukkah Starts
- 25—Christmas Day
DiLucia Offices Closed
- 31—New Year's Eve
January 1—New Years Day
DiLucia Offices Closed
- January 10—Annual Meeting



Open Session HOA Meeting

The next open session meeting will be the Annual Meeting on January 10th at the BHP Clubhouse at 6:30pm.

CENSUS FORMS

Census forms are required to be filled out every year.

This applies to all owners and tenants.

The forms can be found on our website at DiLucia.com under the Village of Blue Heron Pines locations tab or can be picked up at the office.

Please fill them out completely and return to the office by January 15th.

Happy Holidays from all of us at
DiLucia Management.



Residents & neighbors;

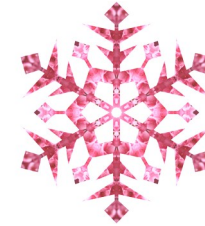
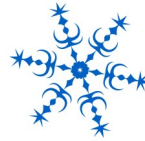
December represents the end of our active landscape program until Spring of 2024. We will finish up a successful 2023 season with a final community leaf cleanup on the 7th & 8th followed by common grounds shrub pruning for shape and containment.

Our current landscape contractor, FRESHCUT, will be back in the spring for the final year of their contract to provide us with continued excellent services. In the spring as required by our Covenants we will be issuing a RFP (Request for Proposal) to Freshcut and other Landscape Contractors to submit bids to provide our landscape services for the 2 year term of 2025-2026. After a thorough review and evaluation of the respondents we will make a recommendation to the Board.

Until then, Have a great holiday season and let's anticipate an EARLY SPRING!

WISHING THE BEST TO EVERYONE.

ROY AUNGST & the LANDSCAPE COMMITTEE



Clean-up Committee

The Clean-up Committee is still looking for volunteers to help keep up the curb appeal of Blue Heron Pines. The group meets once a month at Jim Young's house for coffee and snacks before departing to pick up all debris.

If you are interested in volunteering, please contact Jim Young at 609-703-8293.



Galloway Leaf pick-up

Galloway Township Leaf pick up will be December 7th & 8th.

Neighborhood Watch

The BHP Neighborhood Watch team wishes all a very Happy Holiday Season, healthy and safe! As we approach the holiday season and winter months when darkness sets at 4:30 PM, crime of open vehicle's continues to be evident in surrounding areas. Please be alert and report anything suspicious to the Galloway Police (609 652 3705 Opt #1) or 911.