


# BEAR CREEK LAKES
CIVIC ASSOCIATION



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**BCLCA Board of Directors**

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**Madeline Ligenza**
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**Rick Monnig**
Ch-Technology, Co-Special Projects


# *Welcome to Fall at Bear Creek Lakes*

*Bear Creek Lakes Civic Association property owners, as members of the corporation, are responsible to stay current on updates to BCLCA current business and updates to community rules. The HOA Board publishes essential information in the Members Only section of the BCLCA Webpage ( https://www.bclca.org/ ). Regular and daily posting of BCL events on Facebook (Bear Creek Lakes Informational Page) and also in the biannual Community Newsletter (Echoes Around the Lake) which is mailed and on the BCLCA webpage.*

## President's Message

Elaine Carosella

- Happy Fall/Winter Everyone!
- As I write another Fall newsletter greeting, I find it hard to believe another year has passed. It seems like yesterday Summer was just getting started. And, oh what a Summer Mother Nature gave us.
- It has been an eventful year. We had a few unexpected staffing issues that the membership weathered in fine fashion.
- The new pool got started right on time at the close of the Summer season. The contractor, Carlton Pools, has been working diligently every day (including on weekends) to get as much done as possible before the weather turns. The Community representative, John Carson from Pelorus Group, has been on site checking on the work and observing the Penn Forest Township inspections. So far, things are going swimmingly.
- I certainly hope we have a moderate Winter, but the Maintenance Department is getting all our equipment ready just in case my hopes don't come true. Please remember to clear your driveway accordingly. Don't blow or plow your snow into the road. Whether it's wet, fluffy, or heavy, we like the snow, but moving from your property onto the road is not only a rules violation, but inconsiderate of your neighbors.
- By now, everyone has already heard from Preferred Management, our new financial management company. As the Board tries to transition our community to more "modern times," there will be bumps in the road. Some of the changes that are coming make life easier for the membership, and some changes eliminate the impractical/inefficient ways we've been doing other things. If you have a question or problem, reach out to Preferred or the office. If we all work together, the change will be successful.
- As always, I ask that our great members attend Board meetings, meetings of issues that matter to Bear Creek, and there are always activities to attend. Lastly, join the Board or a Committee. If we share the workload and ideas, we'll build a better community.
- Bear Creek Lakes is a wonderful place to live, and I am so grateful to be your President again this year.

*Happy Holidays!*



## Editor's Notes

Madeline Ligenza

- As we welcome the Fall season, I would like to extend a sincere thank you to all our committee chairs and contributors for sharing their updates and information. Your concise, bullet-point reports help keep our newsletter informative, organized, and easy to read.
- Over the past several months, our community has seen some physical changes around the lake area. These changes remind us how fortunate we are to call Bear Creek Lakes our home. There's something special about our community, almost like our own little "Brigadoon" a unique, close-knit place where we look out for one another.
- The printed newsletter continues to play an important role in keeping our members informed, particularly for those without easy internet access. The removable calendar and printed emergency phone numbers offer convenient resources that members can keep close at hand.
- As your Editor, my goal is to keep everyone informed about the many activities, projects, and changes taking place throughout BCLCA. Thank you to everyone who contributes to making this newsletter a valuable resource for our community.
- Wishing everyone a beautiful Fall season!
- A very special thank you to Linda Sott for her creativity and assistance with the BCLCA newsletters.

## Treasurer's Report

Tom Anderson

The audit for the fiscal year 2025-2026 is underway. The audit is being performed by Connolly, Grady and Cha, CPAs. Beginning September 1, Preferred Management is handling the financial management services for the Association. The following capital expenditures were made in the 2025-2026 fiscal year:

**CAPITAL RESERVE EXPENDITURES**

| | |
|---|---|
| Road Paving | $141,160 |
| Lawn Tractor | $6,360 |
| Basketball Court Pressure Washing | $2,500 |
| Maintenance Small Tools Replacement | $955 |
| AED Replacements | $8,665 |
| North Beach Fence | $4,800 |
| Picnic Tables | $15,500 |
| TOTAL | $179,590 |

**CAPITAL IMPROVEMENT EXPENDITURES**

| | |
|---|---|
| Cameras | $2,746 |
| Stone Foundation for Shed | $515 |
| Debris Loader | $5,178 |
| TOTAL | $8,439 |

**SPECIAL POOL FUND**

| | |
|---|---|
| New Pool House | $325,221 |

I would like to thank the membership for giving me the opportunity to serve as the Association's Treasurer for the last 4 years. My wife and I are in the final stages of selling our home. We have enjoyed the last 36 years as members of the BCL community and wish nothing but the best for the community going forward.

## Communications

Cathy Loftus, Madeline Ligenza

- Hello, All!
- Thank you to everyone who signed up for the e-blast. We're pleased to see new homeowners joining so quickly. Our goal is to share as much information as possible, as soon as it becomes available.
- To access the Members Only section of the website, join the BCL Informational Page on Facebook, and receive e-blasts. Your name must be listed on the deed and remember to put your BCL address.
- The official Facebook page is the BCL Informational Page. Information/ comments posted on other pages may not be accurate. If you have questions or concerns about BCL, contact the office at office@bclca.org or webmaster.bclca@gmail.com. Your message will be forwarded to the appropriate Board member.

## Human Resources

Jim McElvaney

- Human Resources helps BCLCA support the people who keep our community running. Its role is to help ensure that employees are treated fairly, understand their responsibilities, and have clear guidance in the workplace.
- HR works with Supervisors and Directors on employment policies, hiring and onboarding, performance reviews, workplace concerns, and employee documentation. It can also help explain procedures and support a fair, consistent process when an issue arises.
- HR does not replace the role of an employee's Supervisor or the Board. Supervisors provide day-to-day direction, while HR helps them follow BCLCA policies and address employment matters appropriately. Sensitive employee information is handled with care and shared only as needed.
- By supporting employees and those who supervise them, Human Resources helps BCLCA maintain a respectful, professional workplace and better serve our members.

## Environmental/Lake and Dam/Tree Permits

Talon Fogal

- Hi everyone! My name is Talon and I'm the Chairperson for Lake & Dam, Environmental, and Tree Permit Committees. This year, with the help of hardworking committee members and other Directors, we have accomplished many things:
  - The fence at North Beach has been replaced with a new split-rail fence and metal vehicle gate.
  - A garden bed has been installed at North Beach and, by the time you're reading this, it will be full of native plants! Thank you to the Greenawalt family for hosting a 5K and donating proceeds to help fund native plantings. Thank you to Mike Gogal for taking the lead on our Fall native planting!
  - A "Goose Patrol" Goose Mitigation Program led by Harry Hartley has logged goose quantities and fecal material throughout the Summer to collect data for mitigation programs.
  - The lake has been stocked with 15,000 golden shiners. An anonymous donor helped reduce the cost of this program for BCL.
  - Environmental Committee submitted recommendations for the Rules Committee to adopt new wildlife expert-endorsed feeding rules to protect our local deer, bear, waterfowl, forests, and ultimately our overall natural ecology.
- Looking forward to next year:
  - Introduction of a native plant planting guide to help residents more easily choose native plant options over non-native and invasive options.

- Revamping boat rack lottery process and developing an electronic submission system for 2027.
- Addressing erosion at South Beach, the boat dock, and the dam park.
- Rehaul of tree permitting process and re-evaluating how to make it more effective in saving the community from unnecessary and excess tree removal.

- Thank you to everyone that donated their time, energy, and resources. The strength of our volunteers is what makes our community amazing.
- Happy Fall everyone and have a safe, warm Winter! See you all in the Spring!

## Landscaping

Madeline Ligenza, Dawn Gallo

- The Landscaping Committee cared for the pool area, maintaining the hanging baskets, and adding three new cement flower pots, generously donated by a BCL resident. Members Sue Schramm, John Cihiy, and Wendy Yarnell have been instrumental in keeping our community beautiful.
- A thank you to all the BCL residents who assisted in watering and deadheading the plants at all their locations. This included the main entrance, North Beach, South Beach, the boat dock, the pool area, and in front of Stewart Hall.
- Looking ahead to the new pool project, the Committee removed several plants that can be preserved or relocated. Kim Kalista joined the Landscaping Committee and was very instrumental in removing these plants and found homes for them to exist while the pool work is continuing.
- Dawn and I had the pleasure of decorating Stewart Hall to give a warm welcome to all members with a beautiful Fall display. We will try to enhance Stewart Hall whenever we can.

## Lifeguards/Gate Attendants

Dylan Bradley

- Applications for the new 2027 season will be available online at www.bclca.org in February. Interested applicants can submit an application once available.
- Lifeguard applicants must be American Red Cross certified prior to beginning work. For additional information, please contact Dylan at dmbradley25@gmail.com
- Thank you!

## Long-Range Planning

Carla Ferguson

- Document Management: Digitizing and organizing important BCLCA documents for easy access and recordkeeping.
- Standard Operating Procedures (SOPs): Encouraging annual updates to keep committee information current and ensure smooth transitions.
- Operational Reviews: Reviewing procedures to support efficient community operations.
- Reserve Study: Monitoring long-term maintenance needs and future expenses.
- Planning for the Future: Helping Bear Creek Lakes plan responsibly while preserving our community's mission and priorities.

## Maintenance

Bill Gullone, Dawn Gallo

- Hello Everyone,
- Just want to let you know Maintenance had a new roof put on their building this year. We had a lot of leaks last year so hopefully that will solve our problem.
- Maintenance would like to ask everyone that has portable basketball courts to please move them back at least 10 feet off the roadway if you hear that snow is coming.
- Please make sure if you plow, or have a plow company, that snow is not left in the streets.
- We just like to wish everybody a happy Winter and stay safe.
- Thank you for helping keep the streets clear!

## Membership Services

Jim McElvaney

- Membership Services helps support the collection of annual dues, which are essential to the proper functioning of the Bear Creek Lakes Civic Association.
- BCLCA members continue to do an outstanding job of keeping their accounts current. For fiscal year 2025–2026, the Association collected approximately 99% of annual dues. This strong collection rate helps support the services and amenities our community depends on.
- Membership Services also works with the Association's legal counsel to facilitate the collection of delinquent annual assessments.
- Members whose accounts are in good standing enjoy access to community amenities, including the pool, lake, beaches, Stewart Hall, and recreational areas. Members with outstanding lot assessments, unpaid citations, or other unpaid penalties are considered Not in Good Standing and are not eligible to receive identification badges or access community amenities until their accounts are current.
- Staying up-to-date helps every member share equally in the care and enjoyment of Bear Creek Lakes. If you have questions or need assistance, please contact the office at office@bclca.org

## Office

Elaine Carosella

- The office is transitioning to having our financial work done by Preferred Management. As with anything new, there is an adjustment period. Patience is required by all.
- The office is still there for your needs, information, permits, and all your identification needs.
- The office hours have not changed. It is closed Sunday and Tuesday; other days it is open 10AM-3PM .

## Permits

Rand Asher

- Objective: Ensure that all building/construction projects undertaken in the community comply with the more stringent of community and Township standards and requirements.
- Process:
  - Contact applicant, provide contact information, and schedule site visit.
  - Review application package to confirm presence of all documents listed in Item 5 (A-F) page 28 of the Rule Book, and Penn Forest Township Building Permit, Tree Removal Permit, and Driveway Permit
  - Site visit to confirm location, proposed structure(s), proposed tree removal and driveway location and drainage requirements (noted by Roads Committee).
  - Confirm that the more stringent of either deed restrictions or Township regulations are complied with.
  - Coordinate with Roads and Environmental Committees as necessary (storm water management issues and confirmation of DEP water encroachment to permits on file for waterfront property owners).
  - Sign application and return to Office personnel.

## Pool

Wylie Johnson, Bill Gullone, Dylan Bradley

Four years ago, the BCL Board decided to replace our swimming pool because it was nearing the end of its expected life. The Board retained a Project Manager from the Pelorus Group to advise us and oversee the construction. As I write this, Carlton Pools is in the first day of applying concrete to the prepared pool framework. The plan is for a 3-day pour on the pool, and another day for the splash pad. Pocono Fence company has extended the boundary fence 25 feet to the east (shallow end) which will provide more lawn space for those lazy Summer afternoons. There is more to come as we work toward a finished swimming pool campus.



## Recreation

Carla Ferguson and Dylan Bradley

- Thank you to everyone who volunteered or assisted us throughout the Summer season with our recreational events. We truly appreciate your support through attending the events and/or assisting us.
- We are looking for assistance in conducting the children's Christmas event when Santa will visit us from the North Pole! Please reach out to Carla Ferguson if interested.
- If you have any ideas on a new event or are interested in assisting us at an event, please let us know. We appreciate your volunteerism and participation as it helps to make these events as successful as they are. Recreation ideas/committee support can be sent to Dylan at dmbradley25@gmail.com or Carla at carla.bclca@yahoo.com.

## Roads

Bill Gullone, Dawn Gallo

This Fall's annual paving project included North Lake Drive from Dogwood to the peninsula and from Willow past the boat dock to Manor Lane.

## Rules

Harry Hartley

- The Rules Committee continues to work on matters that help keep Bear Creek Lakes a safe, orderly, and enjoyable community for everyone. On a continuing basis, the Committee reviews existing rules, discusses possible updates, and looks for ways to make expectations clearer and more consistent. The Rules Committee also makes recommendations for new rules and for changes to existing rules when needed.
- This work may not always be the most visible, but it is important. Good rules help protect our community, preserve property values, and support the quality of life we all value here at Bear Creek Lakes.
- We appreciate the time, thought, and dedication of the Committee members who take on this responsibility.
- The following rules were enacted since the last Newsletter: - E-Bike Rules, Dog Leash Rules, Outside Fire & Open Burning Rules, Fine Scheduling
- Rules currently under consideration are: Private Boat Dock Rules, Fine schedule updates, Rules review and continuity checks, Others under consideration
- Note: Please download the rules from the BCLCA website.

## Community Watch

Cathy Loftus

- Our Community Watch members generously volunteer their time to help protect and support BCL.
- They drive around to monitor our amenities, open restroom doors on weekends, verify badges and placards, and hear citation appeals.
- If you would like to join our team, please contact Cathy Loftus at brit0106@aol.com

## Security

Cathy Loftus

- Hello!
- Security provides a service to watch over our amenities and help make sure BCL members are safe. Security is not here 24 hours a day so please call the Security number (570) 325-9322 and leave your name and number so Security can get back to you.
- Some of the key violations within our development are:
- Speeding (15 MPH) and stopping at stop signs. (Please remind your contractors and workers to abide by this rule)
- Wearing your badges and having placards/stickers on your vehicle. (This is a year- round rule not just Summer)
- Dogs are to be leashed and not allowed on our amenities (beaches, playgrounds, pavilion, basketball courts, and tennis courts)
- Please read over your BCL Rule Book and abide by the rules.

## Special Projects

Bob Alston, Rand Asher, Jim McElvaney, Wylie Johnson, Rick Monnig, Madeline Ligenza

- The principal activity of the Special Projects Committee is to support BCL's opposition to a Data Center in our Municipality, Penn Forest Township (PFT). The committee comprises of the above named board members and several residents.
- In March 2026, Township Board of Supervisors, after multiple hearings, passed a Conditional Use Overlay district which permits a Data Center (DC) use on a 750-acre Maury Road parcel owned by the Mele Brothers. The Mele Brothers have challenged the underlying residential zoning of their parcel in filings to the PFT Zoning Hearing Board that pre-date the March 2026 re-zoning. Mele seems to repeatedly Continue the proceedings on that challenge each time it comes up for hearing, making it appear that they are only seeking to preserve their pre--Ordinance Amendment Challenge in case any of the other landowners who file "Spot Zoning" challenges to the March 2026 PFT DC re-zoning were to succeed resulting in the unlikely result of having the March 2026 Data Center on Conditional Use overlay District thrown out as illegal "spot zoning". All that means is that in due course Mele will file with the Township for Conditional Use permitting of their Maury Road 750-acre parcel as a DC and BCL and other opponents of that will have to have their Counsel oppose Mele's Conditional Use application in such PFT hearings.
- BCL is represented by Allentown Landuse Counsel funded by donations collected from many of our BCL members. The donations are being held in a retainer (on deposit) by our Allentown Landuse Counsel's firm.
- The Mele filing is not expected for some months and, at that point, our BCL Special Projects Committee will work with our Counsel and others to prove Mele did not meet the PFT Overlay Ordinance's Conditional Use criteria.

## Stewart Hall

Madeline Ligenza, Harry Hartley

- Stewart Hall offers BCLCA residents a wonderful space for gatherings and special occasions. To keep it welcoming for everyone, we ask all who use the Hall take pride in leaving it clean and in its original condition.
- Recent updates include new drip pans for the stove, a freshly cleaned oven, and new hand towels. If you use the kitchen, please leave appliances clean and return all items to their proper places. If you use kitchen linens or pot holders, please wash them and return them for the next resident to enjoy. These small courtesies help keep Stewart Hall clean, organized, and ready for future gatherings.
- Thank you for helping preserve Stewart Hall as a beautiful and welcoming space for our community. If you have any questions, please contact me or Harry Hartley.

## STRs

Harry Hartley

- The Committee plays an advisory role and makes recommendations to the BCLCA Board. In this capacity, the Committee monitors for changes to policies established by Penn Forest Township and PA rules and regulations. Activities include:
  - Report summary of rentals.
  - Log rental incidents
  - Monitor Penn Forest rules for changes to rental policies.
  - Monitor Pennsylvania Law for changes in classification or policy changes.
  - Monitor policies of similar HOA's.
  - Serve as conduit between related organizations with regard to rentals. Current count of registered STR's: 60, approximately 7.5% of occupied residences. This number has remained fairly static over the last year. Note: This Committee is not responsible for enforcement. Members may bring structural or incident-based concerns to the Committee. Incident concerns will be acknowledged, logged, and directed to the appropriate channel; patterns will be tracked and may inform future recommendations. The Committee does not investigate, intervene in, or resolve individual incidents. All incident handling, enforcement, and response responsibility remains solely with Penn Forest Township and BCL Security.

## Technology

Rick Monnig

BCLCA Technology Committee Update

The Technology Committee continues working to make Bear Creek Lakes a safer, more connected, and enjoyable community for all members. Our recent improvements focus on protecting shared spaces, improving reliability, and making smart investments that benefit the entire membership.

Recent Improvements

- Security Cameras: Preparations are underway to expand camera coverage at North Beach, South Beach, the Boat Dock, the Playground, and the Breezeway. Installation of the remaining cameras is expected to be completed soon, bringing the original security camera project to a close.
- Infrastructure Upgrades: Completed trenching and underground cabling at North Beach, South Beach, and the Boat Dock to support security cameras and improved connectivity.
- Internet Connectivity: Improved network infrastructure at South Beach and the Boat Dock to support community operations and future technology needs.
- More Coverage, Lower Cost: Through careful planning and cost management, we were able to expand the number of cameras beyond the original project scope while bringing the overall project in well under budget.

These improvements represent an important step toward modernizing our community's infrastructure while maintaining a focus on reliability, security, and responsible spending.

The Technology Committee appreciates the community's continued support as we work to make Bear Creek Lakes an even better place to live and enjoy.

## A New Addition

Madeline Ligenza

A new addition to our Maintenance crew: Danny Rotondo. He and his wife, Maria live in BCLCA. Danny is a man of few words, but he gets the job done!



Danny Rotondo



Tom Anderson

## With Appreciation and Thanks

Madeline Ligenza

Thank you to Tom Anderson for your many years of dedicated service to our community. Serving as Treasurer is an especially demanding and challenging responsibility, and your time, commitment, and willingness to take on this important role have been truly appreciated. As you leave our community, please know that your contributions have made a difference. We wish you all the very best in your next chapter!

## TGIF ANNUAL CHRISTMAS PARTY

Diana Bochantin

- Our annual TGIF Christmas Party Is coming soon! It is scheduled to be on Friday, December 18 at 6:00PM in Stewart Hall. This Bear Creek get together has been very popular for many years. As in the past, bring a wrapped gag gift for each person attending for our game.
- Also bring an appetizer, salad, entree, or dessert to share. Bring your own drinks and feel free to wear your favorite Christman sweater. Please call Diana at 570-732-4262 for reservations or further information.

## Dirty Bingo

Diana Bochantin

- Who needs a break from the cold and sometimes snowy Winter? Come to our Dirty Bingo. It will be held on Friday January 8, Friday February 12, and Friday March 12 at 6:30PM in Stewart Hall.
- Bring a wrapped gift about $15 as admission to play. Also bring your own drinks and snacks.
- Come and enjoy a fun evening with other Bear Creek friends. This has been very popular for many years, so don't miss out. Call Diana at 570-732-4262 for more information.

## BCL Library

Linda Sott



- It's getting to be that time of year – cold outside, but warm inside our library located downstairs in Stewart Hall. Bring a hot drink, grab a book, and imagine you are traveling to an exotic place!
- There are plenty of books to choose from, puzzles, games, cookbooks, and children's books. The library is open every day the office is open – Monday, Wednesday, Thursday, Friday, Saturday from 10AM-3PM. Hope to see you there.
- Questions: email Linda Sott at sandyshores44@aol.com. Have a beautiful Winter season!!

## Ladies' Luncheons

Lona Nelson

- Calling all BCL ladies to come out for our monthly luncheons. This is a fun activity and a good way to get acquainted with other BCL ladies. We meet on the second Thursday of each month. We go to a different restaurant each month.
- Email, text, or call Lona Nelson at lona7@msn.com or call/text 520-490-8051 should you not have email, if you have any questions, or if you need a ride. I maintain an email and call list to notify everyone of the time and place for each luncheon. If you would like to be added to the list, please let me know.
- Looking forward to seeing and meeting new ladies at the monthly luncheons.



## BCL Book Club Happenings

Leta Thompson

- Our BCL Book Club is off to a great start! We started with "Hester: A Novel" in September. The group enjoyed this book so much that they rated it a 4.6 out of 5!
- In October, we will be discussing a non-fiction book called "Marriage at Sea". Believe it or not, the main female character in the book takes a boat trip around the world with her husband, and she can't even swim! This proves to be quite an adventure for both of them.
- In November, we will look forward to "The Bookbinder's Secret". Mostly everyone enjoys a mystery.
- In January, we will get to share a book that we have read and really enjoyed with our friends in Book Club. It's always fun to get new ideas from each other.
- If you enjoy reading and discussing good books, please feel free to join us every third Tuesday of the month at 10:00AM in Stewart Hall. Please email Leta Thompson at drletat@gmail.com for more information. By the way, we always have delicious refreshments – an added bonus!

## Eclecticize

Madeline Ligenza

- Eclecticize is a blend of ballet, yoga, isometrics, and Pilates created by Madeline Ligenza.
- Classes were offered twice weekly at the pool on Tuesdays and Thursdays at 11AM.
- There were many participants who took part, including both men and women. In addition to exercise, participants enjoyed learning ballet terminology and exploring the classical traditions and background of ballet.
- We hope to offer Eclecticize again next year at our new pool facility.



## Family Softball

Elaine Carosella

- The day started out in a downpour, but did not stop our players or fans. Our field drank up the rain and all was well. Once again, it was great to see all ages and genders coming out and join the fun.
- There were hot dogs and beverages for all. I want to thank our managers Tom McKeon and Frank Lang. We cannot forget to thank our cook, Gordon Dunlop.
- See you August 14, 2027



## DO I NEED A PERMIT?

Rand Asher

Besides the normal permits that are needed for trees, driveways, new construction, additions/attached garages, decks, sheds, and fences, these are some questions that may assist you in the future:

- If I am getting a new roof or new siding? No permit needed from BCL but first check with the Township on their rules.
- For solar panels? No permit needed from BCL but first check with the Township on their rules.
- For an in-ground pool and above-ground pool? Yes-BCL permit needed but need Township permits first.
- To replace septic system? Yes. We need to see Township's permits, the contractor's Certificate of Liability Insurance (including General and Auto Liabilities), and erosion control on-site. You will also need a BCL tree permit if you need to remove trees to make room for septic.
- If I'm replacing deck boards on top of deck? No permit needed from BCL but first check with the Township on their rules.
- If I need structural repairs on deck? Yes-BCL permit needed but need Township permits first.

- To put in an outside hot tub? Yes-BCL permit needed but need Township permits first.
- To put in a cement slab? Yes-BCL permit needed but first check with the Township on their rules.
- To replace a shed that is already on my property? Yes-BCL permit needed but need Township permits first.
- If I am putting in a cement patio? Yes-BCL permit needed but first check with the Township on their rules.
- If I am putting in a Walkway? Yes-BCL permit needed but first check with the Township on their rules.
- If I am putting up a gazebo? Yes-BCL permit needed but first check with the Township on their rules.
- If I would like to put up a greenhouse? Yes-BCL permit needed but first check with the Township on their rules.
- If I am putting a roof on my open deck? Yes-BCL permit needed but first check with the Township on their rules.
- If I am putting up a pergola? Yes-BCL permit needed but first check with the Township on their rules.
- If I am extending my driveway? Yes-BCL permit needed but first check with the Township on their rules.
- If I am repaving my paved driveway: Yes-BCL permit needed but first check with Township on their rules.
- If I am recoating my paved driveway? No permit needed from BCL.
- If I am getting more stones for my driveway? No permit needed from BCL

## BCL Annual Golf Tournament

Bill Gullone

This year's BCL golf tournament was held on Friday, July 3 at White Birch Golf Course. A group of 25 participated, with the lunch buffet following up at Reiley's Pub. The winners for this year's event were : First place team -John Young , Second place team - Tom McKeon, Closest to the Pin Sr - Dave Stokes, Closest to the pin Jr - Mike Bott, Longest Dr. Sr- Dave Littlewood, Longest drive Jr- Trevor G, and Straightest- Mark Domski. Congrats to the winners. See you all again next year!

## BCL Water Aerobics 2026

Elizabeth Pushaw

- Although this Summer did not hold an abundance of warm, sun-filled days, there was definitely an abundance of enthusiasm at the pool during Water Aerobic sessions. A heartfelt thank you to all the participants (ladies AND gentlemen) for sharing their smiles, energy, and especially for being the sunshine when there wasn't any. On one beautiful day in July, there were 39 happy participants, a record number!
- The new pool construction is well underway and will provide a beautiful venue for next year's sessions. As the days continue to shorten and temperatures continue to drop, remember the joy and health benefits of movement in water under the Summer sun.
- As we say at the close of each WA session: Keep an attitude of gratitude and let nothing touch your inner peace.



## Quilters

Irene Pyne

- I hope your Summer was a good one. It just seems to go by so quickly. The quilters would like to thank everyone who supported our quilt raffles this year and congratulations to the winners: Irene Oehmke, Maria Perez, and Randy Asher. It's good to be back to quilting and we have already started our new projects for the coming quilting year.
- We would like to welcome anyone who would like to join us. We meet on Mondays at 2:30PM in Stewart Hall. It's a fun couple of hours of good fellowship and quilting.
- We wish you all a good Fall and Winter season and till we meet again in the Spring, stay well and happy.





## Monday Morning Coffee in Stewart Hall

George Kunkel

- When: Every Monday, 9:00–11:00 AM
- Where: Stewart Hall, Bear Creek Lakes
- Join your neighbors for a relaxed morning of coffee, conversation, and friendship.
- Camaraderie is what brings us together! It's an opportunity to meet new people, catch up with friends, and strengthen the bonds that make our community special.
- Everyone is welcome to lend a hand by making coffee, bringing goodies to share, or helping in any way they can.
- It's the little things—sharing a cup of coffee, a homemade treat, and a friendly smile—that make our community feel like home.

Come for the coffee, stay for the friendship!

## BCL Arts and Crafts Show

Kristin Tanis

- This September we had a great turnout with 14 crafters from BCL showing off their creativity.
- Thank you to the community who came out to support our fellow members.
- Now we have all Winter to prepare and create to get ready for next year's show. Looking forward to adding more crafters for 2027.



## BCL Merchandise

Dylan Bradley

- Thank you to Lona Nelson and Kathy Curran for their help in organizing and distributing the Spring apparel sale.
- Our on-line apparel sale through Valley Athletic in the late Summer was a success, and will be back in the Spring!
- For any ideas/suggestions on apparel/home goods options, please contact Dylan at dmbradley25@gmail.com

## 2027 Boat Rack Applications

The Lake/Dam Committee is working on a revised boat rack application for 2027. More details to follow on how to access and submit the form.

## REMINDER

**All boats on BCL boat racks must be removed prior to December 1, 2026. If boats are not removed by December 1, they may be subject to a fine.**

## KEEP YOUR CONTACT INFO UPDATED

If your contact information (name, address, email, phone number) has changed, please notify the office by phone 570-325-3334 or email office@bclca.org. The office uses this information to contact you in case of emergencies.

## NOTE

An adjacent lot(s) is assessed 25% of the annual dues ONLY if the owners on the deeds (improved and unimproved lots) are exactly the same. If you have changed your deed for any reason, please provide the office with a copy of the deed so your records can be updated.

## Gone, but Not Forgotten




Robert Taylor passed away on May 29, 2026. Robert worked as a machinist for 24 years and dedicated his life to caring for his Down Syndrome brother. He had a great sense of humor and did everything with full fervor. He loved life, God, his Irish heritage, and was a master storyteller. Robert will be missed by his wife, Debra, and family and friends.

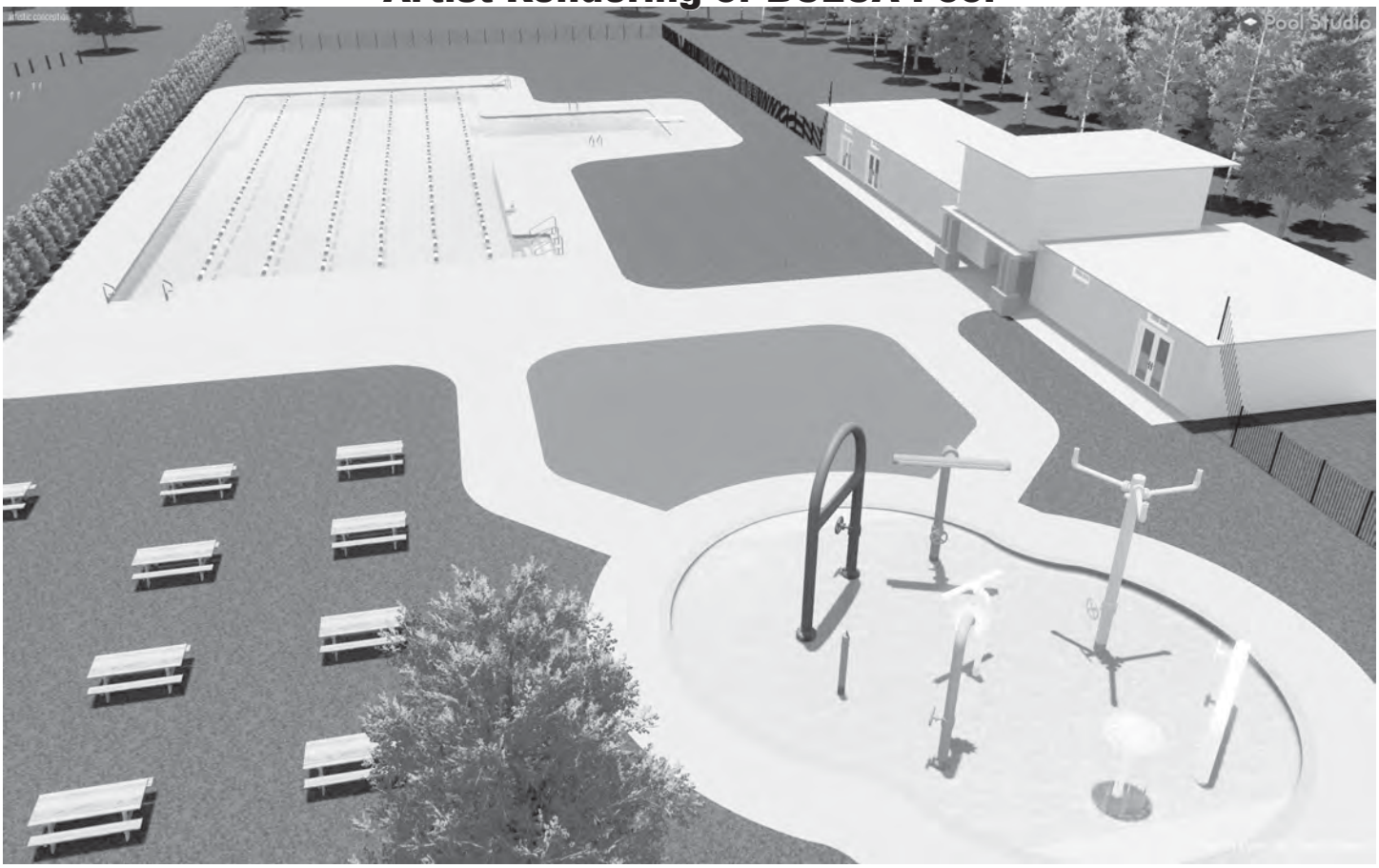


Emilia Martino passed away September 1, 2026. She was a lovely lady, always had a smile on her face, and forever greeting people in the BCL community. She loved the pool and bringing her many family members during the Summer. Emilia will be missed by her family and many friends.



Chick Boyle passed away October 18, 2026. Chick was a U.S. Army veteran and served during the Vietnam War. He then worked as a police officer for the Gloucester Township Police Department for 27 years. Chick enjoyed fishing and bowling. He will be missed by his wife, Brenda, family and friends.

## Artist Rendering of BCLCA Pool





*5 K Run. Proceeds helped to plant native trees.*





*New parking places for employees at Stewart Hall.*






*Lake and Dam Project. New Fences at North Beach*





*Mary Alice, Last One Out of the Pool. It's Tradition!*



*Re-homing established pool plants for future use.*

# BURN BAN

## Minimum $250 Fine

**plus $15.00 Administrative Fee**

## When there is a Burn Ban in Effect

**Please check BCLCA website or BCL facebook page for information**

**YOU MUST HAVE YOUR NAME ON THE DEED IN ORDER TO JOIN THE BCLCA INFORMATIONAL FACEBOOK PAGE**



*The Bradley's Enthusiastic Particpation*




*Screaming to get the party going!*



*Stewart Hall Fall Landscaping Project*



*Last Ice Cream Night of the season.*




*Church Service on South Beach*



*Last hot dogs of the season*



*Last D.J. Party of the season.*



*DJ Jimmy Mac donates a lot of time*

*Unexpected breakfast at Monday Coffee by Dawn and Mike Gallo*








*Golf Cart Parade*

*End of Summer at Bear Creek Lakes. This is community at it's finest!*









# EVENTS FOR 2026-2027

(Information for the following events will be posted on the web site bclca.org and subject to change)

## NOVEMBER

| | |
|---|---|
| **Thur Nov 12** | **Game Night – 6PM (Stewart Hall)** |
| **Sat Nov 14** | **Friendsgiving – 5PM (Stewart Hall) $5/pp - tickets required - RSVP to Dylan at dmbradley25@gmail.com** |
| **Sat Nov 21** | **BCL Board Meeting -- 9AM In person and via Zoom (Stewart Hall)** |

## DECEMBER

| | |
|---|---|
| **Sat Dec 5** | **Mr. & Mrs. Claus come to BCL – (Stewart Hall) Time & details to follow** |
| **Fri Dec 18** | **TGIF Annual Christmas Party—6PM (Stewart Hall) please bring a salad/appetizer/entree/dessert to share - BYOB** |

## JANUARY

| | |
|---|---|
| **Fri Jan 8** | **Dirty Bingo—6:30PM (Stewart Hall)** |
| **Sat Jan 16** | **BCL Board Meeting -- 9AM In person and via Zoom (Stewart Hall)** |

## FEBRUARY

| | |
|---|---|
| **Fri Feb 12** | **Dirty Bingo—6:30PM (Stewart Hall)** |
| **Sat Feb 20** | **BCL Board Meeting -- 9AM In person and via Zoom (Stewart Hall)** |

## MARCH

| | |
|---|---|
| **Fri Mar 12** | **Dirty Bingo—6:30PM (Stewart Hall)** |
| **Sat Mar 20** | **BCL Board Meeting -- 9AM In person and via Zoom (Stewart Hall)** |

## APRIL

| | |
|---|---|
| **Sat Apr 17** | **BCL Board Meeting -- 9AM In person and via Zoom (Stewart Hall)** |

## *FUTURE INFORMATION TO COME ON WINTER/SPRING EVENTS!*

**ROUTINE EVENTS**

| | |
|---|---|
| **Morning Coffee** | **9-11AM every Monday (Stewart Hall)** |
| **Quilters** | **2:30PM every Monday (Stewart Hall)** |
| **Book Club** | **10AM every 3rd Tuesday (Stewart Hall) except December and June with start time of 10:30AM** |
| **Ladies Luncheon** | **12:30PM every 2nd Thursday (location TBD)** |
| **Moving w/ Kim** | **10AM every Tuesday/Friday (Zoom) Low-Impact movement class E-mail Kim Andreacola at kimajohnb@gmail.com for more info/link** |

## Be In The Know!

## SIGN UP for BCLCA Website AND Facebook Bear Creek Lakes Informational Page!

When you sign up for the website, you will also be added to the **Email blasts** that are sent to members for emergencies, monthly Board Meeting Agenda, Zoom information, and reminders for events coming up. We understand some may be intimidated with technology, so we are willing to help you. If you email **webmaster.bclca@gmail.com** we can set up a date to assist you.

• Directions to set up **BCLCA website**: Go to **www.bclca.org** If you click on Members Only, a Log In window will pop up. Click on the New to this Site? Sign Up. Enter your information. Make sure to put your BCL address. The information will be verified that you are on the deed in a day or 2 and then a message will be sent if approved.

• The only official Facebook page for our community is the **Bear Creek Lakes Informational Page**. Comments are not allowed on this page. When an emergency occurs, this page may have information put on earlier due to the availability of the administrators of the website.

**To join in Members Only on our Website and our Official FB page you must be on the Deed.**

### BCLCA BOARD MEMBER RESPONSIBILITIES

The BCLCA Board is a working board. All 15 members have active responsibilities in managing and serving our community.

- Meetings: Meetings held the third Saturday of each month (except December), lasting approximately 2½–3 hours. In-person and Zoom options are available.
- Time Commitment: Regular email communication and additional time for committee duties.
- Qualifications: Good common sense, cooperation, and the ability to listen and work with others.
- Computer Skills: Basic knowledge of Word, Excel, shared drives, and email.
- Community Representation: Board members serve as ambassadors and are expected to be responsive and set a positive example.
- Committee Assignments: Each member serves on one or more committees. Assignments may change annually and are determined by the President with input from the board and Executive Committee.
- Community Involvement: Some committee duties may require occasional visits to the community.

**INTERESTED IN SERVING?**

Your time, ideas, and contributions are welcome! Serving on the BCLCA Board is a rewarding opportunity to make a difference in our community.

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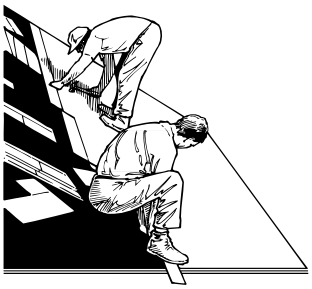
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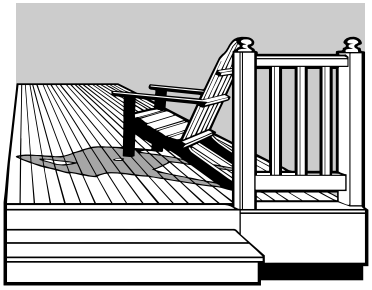
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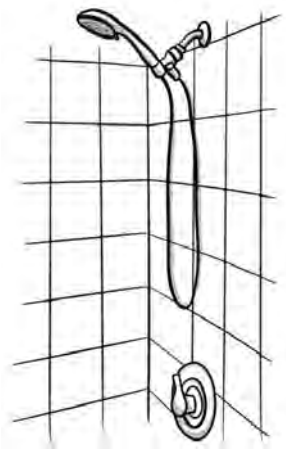
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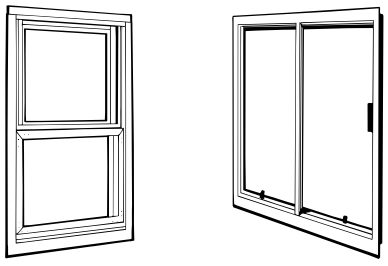
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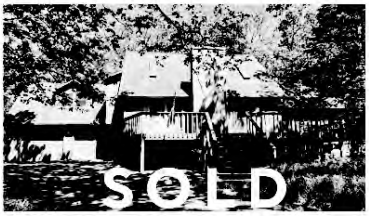

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| | |
|---|---|
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| BCLCA Office | 570-325-3334 |
| Maintenance | 570-325-8270 |
| Security | 570-325-9322 |
| *Note: Calls revert to the Communications Center of the outside Security firm when officer is not on duty.* | |
| State Police, Lehighton Barracks | 610-377-4270 |
| Road Conditions Carbon County | 610-377-1880 |
| Pa. State Turnpike | 800-331-3414 |
| Game Commission Dead Deer Reporting | 610-926-3136 |
| Dead Deer or Road Issue | 800-FIX-ROAD |
| Penn Forest Township | |
| Township Secretary | 570-325-2768 |
| Building Inspector | 570-325-2760 |
| Carbon County Communications Center | |
| Fire Company #1 | 911 |
| Ambulance (Lehighton-903 Substation) | 911 |
| Non-emergency number, Burning Permits | 570-325-9111 |
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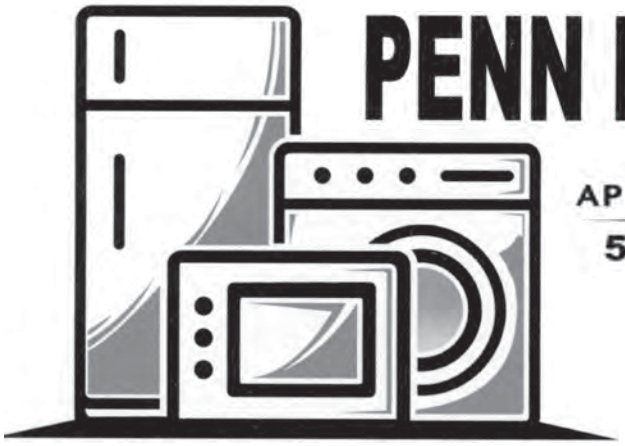
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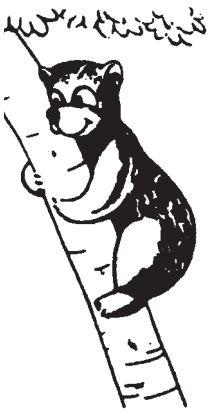
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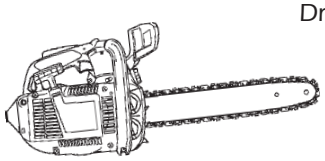
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# Please Note:
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