

2026 FALL NEWSLETTER

Yard Waste

As always, yard waste will continue to be picked up curbside as long as it is placed in brown paper yard waste bags. Black trash bags will NOT be picked up. Large sticks and branches that do not fit in these bags are permitted to be disposed of in the dumpster, they will NOT be picked up at the roadside. Dumping of yard waste on empty lots or piling on your home site will be cause for violation and subject to fines. Residents are responsible for leaf clean up in the fall season.

NEW BASKETBALL COURT SURFACING & PICKLE BALL !

The basketball court will be shown some much needed love with repair and replacement of the court surfacing and stiping to include a full basketball court and pickle ball court lines! This project will begin in the new couple weeks!

DUMPSTER DAYS

OCTOBER 19
(NO NOV. DUMPSTER)

YARD WASTE ONLY
IS NOVEMBER 9

9/28

ANNUAL VALVE TESTS & SERVICE INTERRUPTION

On September 28, 2026, between 10:00 AM and 2:00 PM, Troy Villa will conduct annual testing of our water service valves. Water service will be temporarily shut off for a short period during this time.

Residents who have opted in to receive text alerts will be notified shortly before the water is turned off.

10/11

PUMPKIN RUN CLASSIC CAR SHOW PARADE

Presented by the Millbury Classic Cars and Trucks Museum, the Pumpkin Run classic car parade route runs right through Troy Villa for our residents to enjoy! Set up chairs roadside along the entrance and office grass to enjoy the parade. If you would like to participate in the parade Please contact the Troy Villa Office.

10/15

Winter & Heat Tape Preparation

Hey Homeowners!!! Now is the perfect time to check your heat tape, heat tape plugs, pipe insulation and secure all skirting before the frigid winter weather hits. If you rent your home, Management will be completing this for you. If you need assistance in locating replacement parts, feel free to contact the Troy Villa Office 419-837-6929. ALL HOMES MUST HAVE WORKING HEAT TAPE By October 15, 2026.

All patio furniture, kids toys, window air conditioners, garden hoses, and yard waste must be removed or stored by November 10, 2025

10/19

ANNUAL EMPTY LOT WINTERIZING

Starting October Troy Villa Maintenance staff will be completing our annual winterization of the empty lots in the community at the end of October. You may experience air in your homes waterlines as a result.

This air simply needs to be bled out from the lines by turning on the faucets. Due to the amount of empty lots, this process of winterizing may take a few days to complete.

10/31

TRICK
OR
TREAT

FOOD TRUCKS

From 4pm-7pm @ The
Playground!!

**Sat- 10/31
6:30-8:00PM**

hello
FALL

Helpful Hints For residents

Need Heat Tape? Now is the Time to Check!!!

Marks Mobile Home (419)-666-2063

- Heat Tape Installation
- Skirting Repairs
- Waterline repairs

Knechts Mobile Home Service (419)-833-8818

- Heat Tape Installation
- Frozen Pipe Thawing
- Skirting Repairs
- Waterline repairs

Alternative Plumbing (419)-727-8777

- Waterline repairs



Need Lawn Bags?

Paper (remember they must be paper) Lawn waste bags can be found at any big box store such as Home Depot, Menards, Lowes ect.

Home Depot Price: 5 for \$2.45

Menards Price: 5 for \$2.24

Lowes Price: 5 for \$2.48



Mold Or Mildew?

Do you have mold or mildew build up on your deck, skirting or siding? Try the no scrubbing application of Wet & Forget Outdoor. This product is safe for many applications and makes quick work of this common issue.



Ants, Spiders and Other Pests?

Try Ortho Home Defense! Safe to spray inside and outside on homes skirting, siding, window sills, decks and doorways. Ortho also has products for lawn treatment for pests that works great!

Visit TroyVillaCommunity.net under Resident Resources for Rules & Regulations, Waste Solutions, Resident Forms Ect.