



Los Cocos

Community Newsletter

July 2023 www.loscocoshoa.com

President: Sean Chuckas
Vice President: Karl Schmidt
CFO: Don Underhill
Secretary: Sharin Orr
Member at Large: Todd Ferrell

From our HOA President

It has been an amazing summer so far in the Coachella Valley. The temperatures have been very kind to us. In the 10 years that I have lived in the desert, I cannot remember the temperature being this low in the summer months. Being able to open the windows each morning to air out the house in June is just crazy.

As our residence population as decreased for the summer season, we need those remaining to be on the lookout. There's an expression...that if you see something, say something. Please don't assume someone else will notify PPM. This is becoming more important as the Los Cocos infrastructure continues to age. We are running on systems that are 50 years old. We seem to have lots of issues with our irrigation and piping systems around the community. In addition, if there is a light out, let them know. William Lawson is our summer light guy. He will be replacing lightbulbs as need throughout the community. Most times without a step ladder 😊.

If you happen to see a water leak, whether a broken sprinkler head or a busted water pipe, we request that you place a flag (located at each pool) at the leak/break. Then it is important for you to contact Heidi at PPM as quickly as possible, so that the repair can be completed in a timely fashion. She will contact the proper vendor to make the appropriate repairs. Make sure you give her the details of the issue.

Just as a reminder, Heidi Grasi is our main contact during the week and is best reached through email: HGrasl@ppminternet.com. If you're not comfortable with email, please contact her at 760-325-9500. If it is after hours or on a weekend, call the PPM number (760)325-9500 and let the answering service take the call. The service will know who to contact and will be able to get the issue resolved as quickly as possible.

Sean Chuckas
President, Los Cocos HOA

Los Cocos HOA
Board of Directors Meeting
Date Change
Monday July 17, 2023 at 2:00 pm.
Teleconference

Notice of Bank Change!

We are letting our homeowners know of an important change in the banking relationship for Personalized Property Management (PPM). In the next month or two, PPM will be transitioning their banking services from Pacific West Bank to First Citizens Bank.

PPM will be sending correspondence to all homeowners alerting them of the change and providing the new mailing address for assessment payments. When you receive the information from PPM, please read it and make the appropriate changes as required.

Architectural committee news

We recently performed a walk around inspection of the properties as preparation for painting in the not to distant future. Just wish to bring to your attention that some of the items observed are the homeowners' responsibility. The items include homeowner exterior lighting that are no longer functioning as intended (does not include the 2 front exterior lights) Garage door and Garage walk through door that need paint and repair. Also gutters that need cleaning or repair. It is our hope to plan to repaint all homes sometime during 2024-25 and your attention to these details will help this proceed smoothly.

Karl Schmidt

Vice President

Emergency Preparedness Radio Test Wednesday, July 5

The Rancho Mirage Emergency Radio test will be held at 7:00 p.m. Please contact Don Underhill with questions. Thank you to Karl Schmidt for managing Radio No 1 and to Don Underhill for managing Radio No 2

Landscape Committee news

Happy Summer! Our grounds at Los Cocos are looking good. This is in large part to a much cooler than usual June. The summer flowers are taking hold and will be a nice addition as they mature. In addition, palm trees will be trimmed beginning June 28th to remove all the dead fronds and seed pods.

I wanted to provide an update on the recent ballot measure regarding the front entrance. By a vote of 37 - 12 the vast majority of Homeowners voted to NOT move forward with the rebuild of the front gate area. What does this mean? This means that the front entrance will be filled with flowers for the foreseeable future. We appreciate your patience, involvement, voices and votes over the past 18 months that got us to this point.

Please join us for our next meeting on July 11th. The committee will be prioritizing projects as we look to the future.

Have a HAPPY 4TH OF JULY!

Rod Jacobus
Landscape Committee Chair



Our hardworking president Sean cleans out the drain while Judy and Sharin supervise.

News from the Social Committee



LOS COCOS CLUBHOUSE

**INDEPENDENCE DAY
PARTY**

SUNDAY JULY 2ND
5PM-8PM

BYOB & A DISH TO SHARE

The poster features a blue background with white and red text. At the top and bottom are rows of icons: burgers, American flags, and popsicles. The central text is framed by four stars on each side.



Ladies of Los Cocos Luncheon Thursday, July 27

The luncheon is at Noon.
Please meet at the Clubhouse at 11:30
to carpool

Around the Neighborhood



The object of the Wine O'clock flag is to promote fun, and friendship throughout Los Cocos. When you see this flag hanging on a neighbor's front gate, it indicates that a cocktail party will be held that evening at that

residence.

Please ask Rit to give you the flag if you wish to have a cocktail party at your house.



Ladies enjoying lunch at Si Bon's

**June 16 Happy Hour
Photos thanks to Marilyn Mayo and
Julie Battista**

