

# CCCC HOA#1

## Neighborhood Fire | Main Gate | Clubhouse #9

### Gas Lines

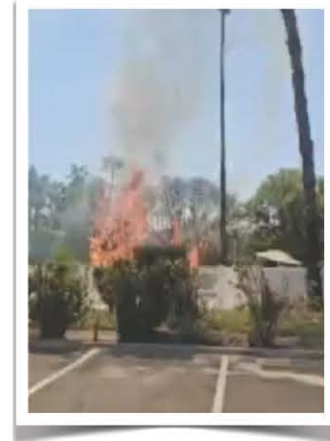
Recently there have been 2 reported gas lines that have been yellow tagged (corroded, no leak) by SC Gas. The line runs between the meter at the curb to your condo. SC Gas inspects once a year and if they find a leak they will red tag it and turn off the gas.

Be advised that if you smell natural gas (smells similar to rotten eggs) or if you see a significant increase in your bill, immediately leave the area and call SC Gas @ 800-427-2200. Please contact HOA management as the HOA is responsible for the line from the street to the condo.

### New Property Mgr

We have a new property manager. Please update your contacts.

Namara Mercer  
[nmercero@mrgmgt.co](mailto:nmercero@mrgmgt.co)  
760-773-0123, ext. 253

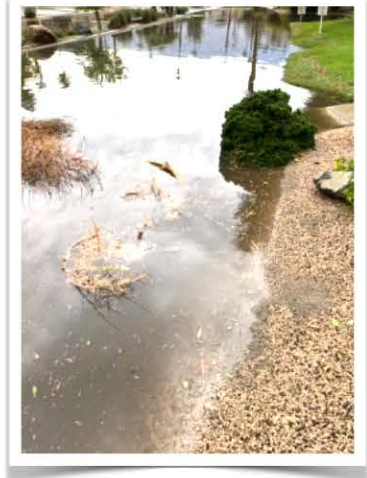


### Fire Near Pool #2 *Rapid Response by CCFD*

On August 13, our landscaper Alex Padilla reported a fire coming from the Hyatt Desert Oasis property and had moved over the wall to our HOAs palm trees. The Fire dept came very quickly and helped evacuate 6 condos. Fortunately, no one was injured and no homes were damaged. However, several palm trees, #2 pool fencing/furniture, irrigation system, lighting was damaged.

Our HOA has a \$10,000 deductible and a \$5,000 maximum coverage for our trees, shrubs. Many palm trees were severely damaged and an arborist was hired to evaluate them. The arborists report revealed that many palms were extremely dangerous and could fall at any time. The cost of the tree removal and stump grinding exceeded the \$5000. insurance limit for trees. At this time there are no plans to replace any of the trees.

According to Cat City FD, the fire started on Hyatt property (south side of wall) and traveled approximately 100 ' to the west. There was no explanation as to the cause of the fire. Your board is working diligently to receive funds towards this incident.



### Storm Flooding

As with most storms, water coming from Cathedral Canyon Dr. drains into the Paseo Real gutter/drain, near Calle Avila. There is a depression next to the front gate that helps cause the flooding. A potential solution is to get the city to add a drain. Perhaps a helpful neighbor can inquire about this?

### Annual Meeting

**SAVE THE DATE**  
**SATURDAY MARCH**  
**21**

When the State of the Association report is given and an Election of Officers will be held. Location TBD but well enough in advance for you to attend. We strongly encourage residents attendance as your input is essential to us, your

you are invited to work for



### Main Gate Area

Since May and throughout the summer your board and the CCCC Exploratory Committee has been working diligently with the Hyatt/Marriott, via monthly meetings and maintenance reports/ requests rep to repair and maintain their property. The Main Gate Guardhouse, Main Gate landscaping including along Cathedral Canyon Dr and Paseo Real median were finally repaired, landscaped and according to the rep will be maintained by JC Golf crew.



### Paseo Real Pump Houses

Your board and Exploratory Committee continue to meet with and urge Hyatt/Marriott to landscape and maintain their property. While the pump house property off of #9 green abuts HOA property, according to Riverside, the majority of the area is their responsibility. This area has been discussed with Hyatt. For the time being, your board has put in a request for our landscaper to clean around this area.

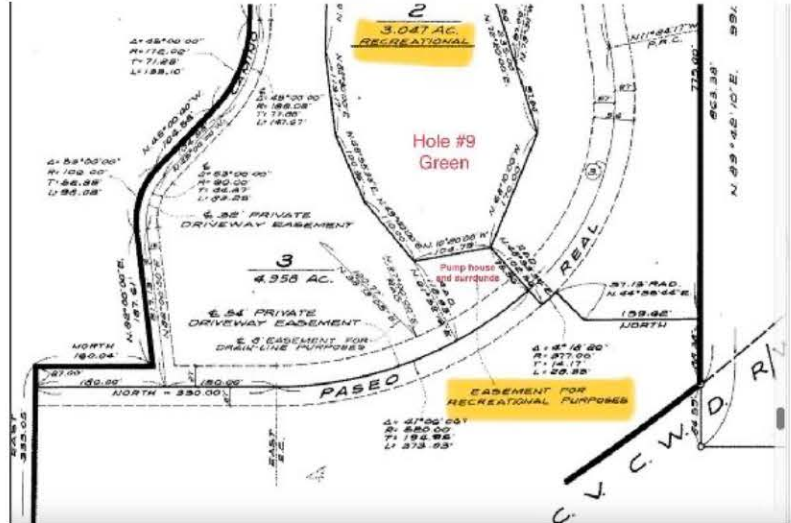
## Trash Can Reminder

Burrtec trash pickup is on Thursdays, we remind everyone to please set out their trash and recycle bins AFTER 6pm on Wednesdays. Also, please promptly retrieve your bins as soon as they are emptied on Thursday. **All bins must be kept in your garage.** If you need large bulk items to be picked up, call Burrtec to schedule it.



## Board of Directors

(Brian) Holmes, President  
 Sher Landrum, Treasurer  
 Mike Grant, Vice President  
 Michelle Giacopuzzi, Sec’y  
 David Lapenat, Director



## Important Contacts/Links

- Burrtec Trash 760-340-2113
- Cathedral City Police 760-770-0362
- Coachella Valley Water 760-391-9600
- Mr. Beez Termite/Pest 760-992-0724
- So Cal Edison 800-655-4555
- So Cal Gas 800-427-2200
- Spectrum Cable 833-697-7327
- WhiteStar Mgmt 760-773-0123
- Namara Mercer ext 253
- Nmerc@mgrmgmt.com
- For HOA maintenance requests [WhitestarOwnerPortal](#)
- For HOA #1 website [www.cccc1.com](http://www.cccc1.com)