



Asociación de Regularización de
Vecinos de la Cholla, A. C.
P. O. Box 620 • Lukeville • AZ • 85341
www.VecinosDeLaCholla.org



There is a link at the bottom of this email to the financial statements for the ten months from July 1, 2021 through April 30, 2022. The budget has been tight this year, but it looks like we will make it to the end of June without any cuts in the services we provide. Many thanks to those of you who have supported your neighbors through our annual dues assessment year after year.


A local businessman thought it would be a good idea to rent 6 porta-potties to place on the strip on the beach from Mr. Fish Taco down to the Oyster house. He has hired an attendant to collect 10 pesos from those using the potties. Our Association has paid for 5 porta-potties throughout La Cholla. We pay for one at Tucson beach, another at firecracker park, another at the water stand pipe, and one in the beach access near the Tecate store. The fifth is on the beach just north of the Oyster House. It sits on a concrete platform with steps. Association built this platform and steps due to our extreme high tides. The "Potty Patron" who rented the potties to make some money off of the beach goes did not anticipate the high tides. The three he placed below JJ's cartina became "Float-a-potties". FOFEMAT (federal zone authorities) have been notified and as of this morning, those 3 porta-potties have been removed. The Association will continue renting the five that we placed in La Cholla some time ago; our porta-potties have signs stating they are free and paid for by the Vecinos de la Cholla AC. The Potty Patron locks his remaining potties when the attendant is not on site to collect money; ours are never locked. The Association rents the potties to address the concerns of our waterfront members. The purpose is not for our members' use, but to help prevent their patios from becoming open air toilets.

There has been a disturbing practice that has been occurring more frequently in the past year. Squatters moving into homes that appear abandoned. They have changed locks and have provided counterfeit sales agreements to "prove" ownership to CFE to get the power turned on. In one instance, a contractor reported that the owner had died and the new owner was remodeling the house. Fortunately, the Association had the owner's contact information and reported the squatters to the very much alive owner. In some of these instances, we do not have any contact information for the rightful owners. In some instances, the owners have passed away and their heirs are not interested in taking possession. It is always a good idea to have a neighbor keep an eye on your house, if you know you won't be in La Cholla for an extended period of time. Once these squatters move in, it is very difficult to legally evict them. If you notice new "owners" in a long neglected house, let us know so we can, if possible, contact the owner of record.



Our association continues to maintain the park. Due to the budget shortfall, we have not made any improvements, but have managed to keep

the park and our Clubhouse parking lot weed free. Past President, Mike Dugan spent a couple of hours dragging the parking lot to smooth out the damage left by ATVs doing "donuts" during Spring Break and Semana Santa. This made parking and walking into the building far less dangerous.

 [Click here for April 2022 Financial Statements.](#) 