

Welcome!!

Sangre de Cristo Ranch Owners, Inc.
Board of Directors Monthly Meeting
August 7, 2025

Recording in progress
Keep mic muted
Keep comments brief

SCRO = Sangre de Cristo Ranch Owners, Inc.

The Ranches = Sangre de Cristo Ranches subdivision

What is SCRO?

Members are landowners within the Ranches

Protect, preserve, & maintain property & property rights

Communication

Information

Relationships with local/county agencies

First: Benefit the members

Second: Benefit the community

Land Covenants

Sangre de Cristo Ranch Owners, Inc. (SCRO)

vs.

Sangre de Cristo Ranches Inc. (Forbes)

Sangre de Cristo Ranches Inc.

Christopher Forbes

For-profit

Active in New York: 1998-2009

Active in Colorado: 1999-2008

Implemented covenants (as an HOA?)

Sangre de Cristo Ranch Owners, Inc.

“SCRO”

Not-for-profit
Always and only a Colorado entity

1986: Concerned Property Owners, Sangre de Cristo Ranches
1993: Sangre de Cristo Ranch Owners, Inc.
2022: “Sangre De Cristo Property Owners”??

Never has been an HOA
(although may have pretended to be at times)