

**Sangre de Cristo Ranch Owners, Inc.**  
**Board Meetings**  
[www.scrocommunity.org](http://www.scrocommunity.org)

[Zoom link](#)  
Zoom meeting ID: 834 9260 1289  
Zoom passcode: 543203

**SCRO BoD Regular Monthly Meeting for March 2026**  
**Thursday, March 5, 2026, 8:30-10:00am on Zoom**

**Agenda Packet**

*Zoom link:* <https://tinyurl.com/prer5uav>  
(instructions for Zoom are on page 5)

**Call to order**

Welcome to all.

This meeting is being audio- and video-recorded and will subsequently be published to a publicly accessible website. If you do not wish to be part of the recording, please take steps now to protect your identity. You may keep your camera turned off, you may use a meeting identifier other than your name, and you may decline to participate in the meeting. Please keep your mic muted except when you are actively speaking. This will help manage background noise.

Individuals wishing to speak during the “Community input” portion of the meeting are requested to post their first and last names, and their relationship with the community (property owner, property tenet, prospective owner, representative from another community or organization, etc.) in the meeting room chat as early in the meeting as possible. The message should be visible to “everyone.” Community members may speak even if they are not a member of SCRO. Individuals wishing to speak but who are participating via phone call can request to be added to the queue at this point in the meeting.

Unless you are a board member, please do not utilize the group chat beyond the manner described above. Attempting to influence the board outside the community input portion of the meeting via the chat mechanism will not be tolerated. Board members are to use the chat only to handle logistical matters such as technical difficulties or needing to leave the meeting early.

**Roll call**

President: Nancy Frase  
Vice-President Josabeth (Jo) Way  
Secretary: VACANT  
Treasurer: Dagmara (Mara) Rodriguez-Walters  
At Large Member: Scott Cessac  
At Large Member: Margie Palmer  
At Large Member: VACANT

*Four board members are required for a quorum*

## **Review of agenda**

Discussion: Consider requests for modifications to the agenda

## **Community Input**

Community members wishing to make a public comment will be called upon in the order they added themselves to the meeting room chat. Individuals participating via phone call will be allowed to comment before those participating via the audio/video interface.

When you are recognized, please unmute your mic, then state your name and your relationship with the community. Then, begin your comments. You are encouraged to be prepared, and comments will be limited to five minutes. Comments are to be respectful (i.e., no personal attacks) and relevant to the Sangre de Cristo Ranches community.

The SCRO BoD will not respond to any questions or comments made by community members during this section of the meeting, through it will take all input under advisement.

## **Review of meeting minutes**

Discussion: Consider requests for modifications to the minutes from the February 5th, 2026, regular board meeting (see attachment “DRAFT February Minutes”)

Vote by voice: Motion to “approve the minutes from the February 5<sup>th</sup>, 2026, regular board meeting as presented [with the following amendments...]”

## **Review of outstanding action items**

Discussion: Review the status of outstanding action items (see attachment “Action Items”)

- Red items will be addressed at this point in the meeting
- Blue items will be addressed later in the meeting

## **Ratification of actions taken outside of a properly noticed board meeting**

None

## **Miscellaneous administrative matters**

Corrections welcome: If anyone notices that the meeting chairperson has made a mistake (forgotten to take down the welcome screen, used the wrong wording in an announcement or a motion, forgotten to conduct a vote, skipped agenda items, etc.), please correct her in the moment (the mess is easier to clean up if the mistake is caught in the moment).

Community Wildfire Protection Plan: Daniel Boyes, the executive director of the Rio Grande Headwater Restoration Project who gave a presentation on Costilla County’s WRAP/CWPP during SCRO’s November 1<sup>st</sup> membership meeting reached out on February 13<sup>th</sup> to let SCRO know they have awarded the contract to SCWA Environmental Consultants. Mr. Boyes will let us know when the consultants schedule the first public meeting.

Payment for storage unit: An email was sent to the SCRO email address requesting payment for the storage unit. Board Member Frase requested some kind of invoice or statement showing how much is currently owed. (impacts Board Member Rodriguez-Walter's AI #328)

### **Board/officer vacancies**

Discussion: Consider the appointment of Brandy Ryan as a board member (see attachment "Brandy Ryan")

Vote by roll call: Motion to "appoint Brandy Ryan to the Sangre de Cristo Ranch Owners, Inc. board of directors."

Discussion: Consider the appointment of Mark Jamison as a board member (see attachment "The bio you requested")

Vote by roll call: Motion to "appoint Mark Jamison to the Sangre de Cristo Ranch Owners, Inc. board of directors."

Discussion: Consider the appointment of an existing board member to office of secretary

Vote by roll call: Motion to "appoint Board Member [name] to the office of secretary of the Sangre de Cristo Ranch Owners, Inc. board of directors."

### **SdCR (Community) FB Group**

This agenda item is in response to Board Member Frase's action items #343.

Link on SCRO's website for the FB group: What wording should accompany the link? Is SCRO endorsing the SdCR (Community) FB group? Affiliating with? Utilizing it as a means of communication?

SCRO's organizational identity on FB: A Facebook account/page for SCRO needs to be created. Who can create and manage it? Who can post on the account/page's timeline? Who can post to other groups using the profile? Are their guidelines associated with this activity?

### **2026 Annual Election**

This agenda item is in response to Board Member Frase's action items #136, #147, #293 & 294.

Discussion: For membership meetings, how are "members" counted when determining a quorum? The bylaws state, in Article IV (Membership Meetings) Sections 2/3, that "Special meetings of the members may be called by the Board at any time to consider any pending business of SCRO...The presence at any special meeting, including the Annual Meeting of six (6) non-Board MEMBERS and a quorum of the Board shall constitute a quorum for that meeting." For example, do two people from the same household count as one member or two when establishing a quorum? During a vote, the household would receive one vote, not two. Would the same be true for a quorum? If one member of the household is a board

member, would their attendance count toward both a board member count and a general member count?

Discussion: What is the preferred structure of the nominating committee? How many members? How will they be recruited? Are we able to appoint them at the April board meeting?

Discussion: What is the preferred structure of the August 1<sup>st</sup> vote for board members? Will candidates run to be board members, and then the board self-appoints officers? If candidates run for specific offices, if they are not selected for that office but still receive a high number of votes, do they become a board member at large?

### **Newsletter proposal**

This agenda item is in response to Board Member Palmer's action items #333 & 334.

Presentation: Board Member Palmer will give a presentation on the proposed logistics specific to the newsletter (see attachment "The Piñon Newsletter Proposal").

Discussion: Provide feedback on the proposed logistics specific to the newsletter.

### **Proposed social calendar**

This agenda item is in response to Board Member Way's action items #324 & 325.

Presentation: Board Member Way will give a presentation on the proposed social calendar (see attachment "SCRO Calendar 2026").

Discussion: Provide feedback on the proposed social calendar.

### **Announcements**

Next social event: TBD

Next regular board meeting: Thursday, March 5, 2026, at 8:30-10:00am on Zoom (unless rescheduled)

A board work session is NOT scheduled for March.

Next regular membership meeting: Saturday, May 2, 2026, at 10:00am-12:30pm on Zoom (self-organized small groups encouraged)

### **Adjourn**

## About Zoom

Zoom link: <https://tinyurl.com/prer5uav>

Zoom meeting ID: 834 9260 1289

Zoom passcode: 543203

To join the Zoom meeting using audio and video:

- 1) Ahead of the meeting, download the Zoom app from the appropriate app store onto a device that has speakers, a mic, and a camera (camera is optional). You only need to do this one time.
- 2) A few minutes before the meeting, either click on the Zoom link (provided above) or, from within the app, click the "Join" button and enter the meeting ID & passcode (provided above).
- 3) You will be presented with a screen in which you can adjust your audio and video settings. When you are ready to join the meeting, click the "Join" button and you will be placed in the meeting's waiting room.
- 4) The meeting host will admit you into the meeting.

You can also dial-in from your phone (voice only):

- 1) Call 719-359-4580.
- 2) When prompted, enter the meeting ID (provided above) followed by the pound key.
- 3) When prompted for participant ID, just press the pound key (you don't have a participant ID).
- 4) When prompted, enter the meeting passcode (provided above) followed by the pound key.
- 5) You will be placed in the meeting's waiting room.
- 6) The meeting host will admit you into the meeting.

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Board of Directors Meetings  
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**SCRO BoD Regular Monthly Meeting: February 2026**  
**Thursday, February 5, 2026, 8:30-10:00am on Zoom**

**Draft Meeting Minutes**

*Bracketed numbers show the related time marks within the video recording of the meeting*

**Call to Order [0:50]**

The meeting was called to order at 8:30am by the meeting chairperson, Board Member Frase.

**Roll Call [2:10]**

President: Nancy Frase - PRESENT  
Vice-President: Jo Way – PRESENT  
Secretary: VACANT  
Treasurer: Mara Rodriguez-Walters – PRESENT  
At-Large Member: Scott Cessac – PRESENT  
At-Large Member: Margie Palmer – ABSENT (gave advanced notice of planned tardiness but then was unable to attend)  
At-Large Member: VACANT

Four of five members were present at 8:33am; a quorum was established.

**Review of Agenda [3:09]**

The board considered requests for modifications to the agenda; no requests were heard.

**Community Input [3:22]**

Tracy Smith (SCRO member and owner of property within the Sangre de Cristo Ranches subdivision) spoke on behalf of his mother (co-owner of the Ranches property) and himself. They currently reside in Louisiana. They are interested in the current disposition of the common areas that he believes may have been previously owned by SCRO (or whatever organization was the successor to the subdivision developer, Sangre de Cristo Ranches, Inc.); he has concerns about what has happened historically with the various related deeds. He and his mother also have an interest in what is happening with access to cistern water and with Trinchera Ranch's potential timber operation and watershed management that may impact the Ranch's lake.

### **Review of meeting minutes [6:41]**

The board considered requests for modifications to the minutes from the November 6<sup>th</sup>, 2025, regular board meeting; no requests were heard.

Board Member Way moved to approve the minutes from the November 6<sup>th</sup>, 2025, regular board meeting as presented; Board Member Rodriguez-Walters seconded the motion. A voice vote resulted as follows: The yeas prevailed; motion passed.

The board considered requests for modifications to the minutes from the December 4<sup>th</sup>, 2025, regular board meeting; no requests were heard.

Board Member Cessac moved to approve the minutes from the December 4<sup>th</sup>, 2025, regular board meeting as presented; Board Member Rodriguez-Walters seconded the motion. A voice vote resulted as follows: The yeas prevailed; motion passed.

It was noted that no board meeting was held in January.

### **Review of outstanding action items [8:49]**

The board reviewed the status of outstanding action items. Updates of note include:

- AI #340: Board Member Way reported that SCRO member Tracy Smith has expressed interest in being a board candidate; she is working on recruiting additional candidates.
- AI #324: This action item was assigned to former Board Member Powell. Board Member Way accepted responsibility for this action item.
- AI #325: This action item was assigned to former Board Member Powell. Board Member Way accepted responsibility for this action item.
- AI #328 (misnumbered as #327 in the agenda): This action item was assigned to former Board Member Powell. Board Member Rodriguez-Walters accepted responsibility for this action item.
- AI #339: This action item was transferred from Board Member Rodriguez-Walters to Board Member Frase. Since Board Member Frase has the login for the website host, she will obtain the debit card information from Board Member Rodriguez-Walters and get the automatic payments for the website switched to SCRO's debit card.
- Board Member Cessac accepted a new action item (#344) to look over existing action items to determine which ones he could take responsibility for (since he currently doesn't have any action items assigned to him).

### **Ratification of actions taken outside of a properly noticed board meeting [13:16]**

There were no actions taken outside of a properly noticed board meeting since the last board meeting.

### **Miscellaneous administrative matters [13:33]**

Board meeting schedule: This was tabled until later in the meeting so that Board Member Palmer could participate in the discussion once she joins the meeting.

Fiesta de Santiago y Santa Ana in San Luis, July 23-26, 2025: Board Member Way announced that she is a newly-appointed member of the fiesta's planning committee. She noted that the committee wants to make this year's event extra special because this year is the 250<sup>th</sup> birthday of the United States, the 150<sup>th</sup> birthday of the State of Colorado, and the 175<sup>th</sup> birthday of San Luis. Since Board Member Way is already taking responsibility for SCRO's future social events, she will fold SCRO's possible involvement in the fiesta into the action item related to SCRO's social events planning.

### **Insurance [15:52]**

Directors and officers (D&O) policy: Board Member Way moved to authorize payment for the renewal of the D&O policy for at least another year; Board Member Rodriguez-Walters seconded the motion. A voice vote resulted as follows: The yeas prevailed; motion passed. Board Member Rodriguez-Walters accepted an action item (#345) to send a payment within the next week or so for the renewal of this policy

Fidelity bond: Board Member Way moved to refrain from renewing the fidelity bond policy; Board Member Cessac seconded the motion. A voice vote resulted as follows: The yeas prevailed; motion passed. A renewal payment will NOT be submitted, which will allow the policy to expire.

General/public liability: SCRO does not currently have this type of insurance, but the general consensus of the board is that this coverage is likely essential if/when SCRO sponsors events, including the annual meeting in August 2026. As part of action item #313, Board Member Frase will obtain at least one quote for this coverage; she will explore if SCRO would be able to get coverage per event rather than ongoing coverage.

### **Board member/officer resignations [25:03]**

Board Member Way moved to accept the resignation of Board Member and Secretary Mike Powell, effective January 31, 2026; Board Member Rodriguez-Walters seconded the motion. A voice vote resulted as follows: The yeas prevailed; motion passed.

Board Member Rodriguez-Walters moved to accept the resignation of Board Member Steve Navratil, effective January 10, 2026; Board Member Cessac seconded the motion. A voice vote resulted as follows: The yeas prevailed; motion passed.

The agenda called for an appointment of a new secretary; the meeting chair inadvertently skipped that action.

## **2026 Annual Election [26:55]**

The board discussed the logistics of the upcoming annual election and of membership votes in general. In reviewing the timeline associated with the upcoming annual election, the board members agreed that the time allowed for ballots to be returned needs to be increased from two weeks to a month. Also, we need to allow time to determine which members are willing to receive their ballot via email and which members will require a paper ballot sent through USPS.

Board Members Way and Rodriguez-Walters accepted an action item (#346) to gather missing contact information for members, first through searches of public records and, second, by contacting members using the contact information already in the database, and to then determine which ballots can be sent electronically and which need to be sent via USPS.

The board expressed a preference to allow ballots to be returned through either email (which would require the email to be sent from the email address on record) or USPS (which would require a signature of at least one member of the associated household). In the future, it would be nice to have a third option of voting via SCRO's website; as of now, that is not a viable option. Board Member Frase accepted an action item (#347) to bring the idea of voting through the website back to the board discussion at a later date.

The entire ballot packet (the ballot form, facts sheets about relevant issues, and candidate biographies) would not need to be sent out via USPS or published on social media. Only the ballot itself (likely one page) would be sent to individual members. Then, the entire packet could be published on SCRO's website and members could download the packet at will. Any notification about the election, whether on social media, emailed or mailed, could be limited to a brief description of the ballot packet and a link to the digital packet.

## **Dissemination of information to members [52:20]**

Board Member Frase led a discussion on the venues available for the dissemination of various types of information to the community and to SCRO members; this presentation included a review of matrix (venues on one axis, types of data on the other axis). The board requested that Board Member Frase send the matrix to all the board members so they can review and fill out the matrix at their leisure. Then, Board Member Frase can compile that data to determine how the various types of information should be disseminated.

## **Newsletter proposal [56:16]**

Board Member Palmer was slated to lead the discussion on this matter; however, she was unable to join the meeting. Thus, this issue will be postponed to a later board meeting.

## **Board meeting schedule [56:16]**

This matter was tabled during the early portion of the board meeting to allow time for Board Member Palmer to join the meeting; however, she was unable to join. The board held the discussion without Board Member Palmer.

The board members expressed a desire to keep the regular board meetings on the first Thursday mornings of the month, and to hold work sessions on the third Thursday mornings of the month ONLY when truly necessary. If emergent issues arise, those matters could be handled via email; however, in order to maintain transparency, that option should only be exercised when unavoidable and will always be followed up with a ratification vote at the next board meeting.

**Announcements [1:02:36]**

Board Member Frase called attention to the announcements contained in the agenda. However, the work session scheduled for February 19<sup>th</sup> will be cancelled.

**Adjourn [1:03:08]**

The meeting was adjourned at 9:32am.

DRAFT

## Action Items – last updated 3/4/26

Black items – on track

Blue items – will be addressed later in this meeting

Red items – status requested at this point in this meeting

### **Board Member Nancy Frase (President)**

#13: Lead the effort to figure out how to facilitate a hybrid format (Zoom and in person simultaneously) for the membership meetings and present those ideas at the October meeting. There is both a short-term and a long-term component to this issue. A short-term solution might involve having people meet in small groups throughout the community in homes that have strong enough internet service to support Zoom. A long-term solution might involve finding a facility large enough to accommodate the entire group at once and with full hybrid-meeting functionality. [8/7 board mtg]

#20: Ensure SCRO's tax and BOI filings are up-to-date (last tax filing seems to be 2020). [8/7 board mtg]

#26: Create a directory on SCRO's website for local businesses. It was noted that during the Sep 18 work session, the board decided to add a directory of local businesses to the website. This directory will be provided to the community at no cost to the businesses or consumers. Any business that provides products and services to those living in the Ranches can request to have their contact information posted in the directory by sending that information to SCRO's email (communityscro@gmail.com). [10/2 board mtg]

#27: Lead a discussion, during a work session, on building permits. [9/4 board mtg]

#30: Lead a discussion on how the two-signature requirement could be met when a debit card is used for payment. [9/4 board mtg]

#40: Establish and publish, to the website, a protocols document, and to add details to that document as they become known. [9/4 board mtg]

#41: Record in the protocols that agenda packets for any meetings are to be published at least one week prior to the scheduled meeting, and that presentation summaries on the agenda of a given meeting are to be sent to the president no later than 11 days prior to the scheduled meeting. No later than 18 days before a scheduled meeting, the president will share with the board members what presentations will be included in an agenda and remind board members to submit summaries of those presentations in a timely manner. [9/4 board mtg]

#42: Record in the protocols that board members are to include more detail in the subject line of board-related emails to help with management of the large volume of emails. [9/4 board mtg]

#43: Record in the protocols that the treasurer is to submit a financial report for inclusion in the agenda packet 11 days ahead of each monthly board meeting; this protocol will not take effect until after the board approves the budget. [9/4 board mtg]

#44: Schedule the discussion of the following in a future board meeting: The inclusion in the agenda of a monthly report on the current quantity of SCRO members. [9/4 board mtg]

#45: Schedule the discussion of the following in a future board meeting: A monthly publication of a report showing the amounts paid for properties sold in the Ranches. [9/4 board mtg]

#46: Record in the protocols that the draft meeting minutes are to be posted to the website within one week of any given meeting. [9/4 board mtg]

#47: Record in the protocols that board work sessions are to be scheduled on Thursdays two weeks after each regular board meeting (these can be used as work sessions, for executive sessions, or can be cancelled if not needed). [9/4 board mtg]

#136: Elections: Discuss electing/appointing members of the nomination committee; discuss electing more positions than just board members. [protocols]

#147: Elections: Vote on the process for electing/appointing members of the nomination committee and opening up election to more positions than just board members. [protocols]

#293: Prepare a "handout" for a presentation on the logistics of membership voting: The general consensus is that the board prefers that all membership voting be conducted via a ballot sent out and returned prior to the membership meeting, with results being announced during the membership meeting. The board also favored electronic means, whether that is via email and/or the website. [9/18 work session & 2/5 board mtg]

#294: Give a presentation and lead a discussion on the logistics of membership voting: The general consensus is that the board prefers that all membership voting be conducted via a ballot sent out and returned prior to the membership meeting, with results being announced during the membership meeting. The board also favored electronic means, whether that is via email and/or the website. [9/18 work session]

#307: Work with Mara to conduct an audit on the financial records for the past several years. [self-assigned]

#309: Lead the development of a strategic plan for SCRO. [11/1 membership mtg]

#310: Lead the development of a comprehensive plan for the Ranches community (including Fort Garland). [11/1 membership mtg]

#313: Explore if there is a more cost-effective option for SCRO's general liability insurance and officer bonds. [11/6 board mtg]

#319: Establish the history related to the property used by SCRO that purchased electricity from San Isabel to determine if there was any relationship between SdCR's sale office and SCRO's property (might show successorship of legal rights related to water, open space, covenants, etc.) [self-assigned]

#322: Provide to Mara the contact information for Gwen Henzi so Mara can arrange to obtain the Ranches map book from Gwen. [11/20 work session]

#329: Delete or redirect old SCRO websites (including sangredecristo.org). [per request of Mara]

#330: Lead a discussion on how we might renovate the signs at the entrances of the subdivision and to ensure roads have appropriate name signs.

#331: Prepare a handout for a discussion on the types of information we want to disseminate, the audiences we want to disseminate to, and the mediums through which we can disseminate that information. [12/4 board mtg]

#332: Give a presentation and lead a discussion with the board on the types of information we want to disseminate, the audiences we want to disseminate to, and the mediums through which we can disseminate that information. [12/4 board mtg]

#339: Move the Wix.com payments from Mike's personal credit card to the SCRO debit card [11/6 email from Mike]

#341: Include the topic of "scholarships to cover SCRO membership fees" to a meeting for a discussion. [per request of Jo]

#343: [Add a link to the website for the community FB group](#) [1/31 membership mtg]

#347: Bring to the board for discussion the possibility of conducting membership votes through the website [2/5 board mtg]

### **Board Member Jo Way (Vice President)**

#325: [Give a presentation to the board and lead the discussion concerning a revamped social activity calendar/strategy](#) [2/5 board mtg]

#326: Draft a proposed bylaws amendment for review by the board related to a limit on the number of non-local property owners on the board. [11/20 work session]

#327: Present to the board and lead a discussion on the proposed bylaws amendment related to a limit on the number of non-local property owners on the board. [11/20 work session]

#340: [Recruit board candidates to fill Mike & Steve's seats.](#) [1/31 membership mtg]

### **Board Member Mara Rodriguez-Walters (Treasurer)**

#32: Establish a historical records committee with as many members as needed (as determined by Mara) to address the paper records and other contents of the storage unit, as well as a system for preserving future records; upload the scanned documents to a commercial digital storage location. [9/4 board mtg and 10/16 work session]

#53: Regularly check the post office box and distribute the mail as appropriate [9/4 board mtg and 10/16 work session]

#323: When scanning the historical documents in the storage unit, watch for the legal opinions concerning SCRO's potential successorship from Sangre de Cristo Ranches, Inc. (Forbes' organization) that Gwen Henzi mentioned to Nancy. [11/20 work session]

#328: Obtain from Mike Powell the contact information for the owners of the storage unit facility [2/5 board mtg]

#335: Prepare a handout for a discussion on the logistics specific to the member welcome packet (final version, audience, method of delivery, cost, etc.) [12/4 board mtg]

#336: Give a presentation and lead a discussion on the logistics specific to the member welcome packet (final version, audience, method of delivery, cost, etc.) [12/4/board mtg]

#346: With the assistance of Jo, gather missing contact information for members, first through searches of public records and, second, by contacting members using the contact information already in the database, and then determine which ballots can be sent electronically and which need to be sent via USPS. [2/5 board mtg]

### **Board Member Scott Cessac**

#344: Look over existing action items to determine which ones you could take responsibility for (since you currently don't have any action items assigned to you).

### **Board Member Margie Palmer**

#334: Give a presentation and lead a discussion on the logistics specific to the newsletter (frequency, content, format, audience, etc.) [12/4 board mtg]

### **Former Board Member Tina Squire**

#16: Prepare a "handout" for a presentation on the common land within the Ranches currently owned by Costilla County. [8/7 board mtg]

#19: Give a presentation and lead a discussion on the common land within the Ranches currently owned by Costilla County. [8/7/ board mtg]

# Brandy Ryan



## Colorado Native Brandy

recently purchased her 5 acre parcel in the Sangre De Cristo Ranches and plans to introduce Permaculture with an emphasis on responsible land stewardship within the coming year. Brandy maintains a strong sense of independence through off-grid living and self-sustenance while desiring to share her experience and learn from others within an inter-dependent community. She believes that building generational wealth while protecting and utilizing natural resources can be done while fully embracing the Spirit of the “Wild West” and one's own freedom to live creatively.

Professionally, Brandy works seasonally as Hospitality Coordinator and Chef for Twisted Tine Outfitters, LLC. She is active in the Hunting & Adventure Tourism Community and

her experience with clubs and committees includes serving as Secretary of her 4-H group as a youngster.



Josabeth Way <josabethwayrealtor@gmail.com>

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## The Bio You Requested

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**Mark Jamison** <markjjamison@gmail.com>  
To: josabethwayrealtor@gmail.com

Sat, Feb 14, 2026 at 2:31 PM

Mark Justin Jamison is a lifelong educator, community leader, and dedicated land steward for Costilla County, Colorado. His commitment to responsible land use, environmental awareness, and community stability is evidenced through numerous educational articles and stewardship-focused publications shared within the Sangre de Cristo Ranches (Community) Facebook group.

He holds a Bachelor of Arts in Education and a Master of Science in School Leadership from Baker University, and has completed 60 doctoral-level credit hours in Instructional Design and Performance Technology at Baker University. His doctoral studies emphasize systems thinking, performance improvement, strategic design, and sustainable organizational development.

With over 20 years of professional experience in education, Mark has served in both instructional and leadership capacities. His work has centered on building structured systems that promote long-term clarity, measurable improvement, and responsible innovation. He approaches community development through the same lens: intentional design, practical guidance, and informed dialogue.

As a landowner within the Sangre de Cristo Ranches, Mark brings both personal investment and professional perspective to issues affecting the subdivision and broader Costilla County region. He is the Founder of the Sangre de Cristo Ranches (Community) Facebook group, a collaborative platform designed to support stewardship education, fire mitigation awareness, wildlife corridor protection, responsible recreation, and thoughtful rural development.

Now semi-retired, Mark continues to contribute through writing, strategic planning, and community engagement initiatives that strengthen long-term stability and shared responsibility within the Sangre de Cristo Ranches.

He believes that resilient rural communities are built through knowledge, preparation, and stewardship that begins at home.

# The Piñon Newsletter Proposal

## For SCRO Board Consideration

### Parameters:

- Publish Newsletter Quarterly, both in print, published to the website and sent via email for those who request email delivery
- Printed & mailed to be received in the 1<sup>st</sup> week of March, June, September and December. This schedule should hit the Spring returning owners, prior to the August annual meeting (information, time/location, enlisting new board members), hunting season owners and pre-holiday happenings.
- Estimate deadline for submission would be 14 days prior to that 1<sup>st</sup> week of the identified months. Of course, we can't totally predict the USPS 'timelines', but that will give me 5-7 days for compiling, formatting and sending out for proofing, 2-3 days for printing/folding/labeling and stamping and a guesstimate of 5 days for mail delivery
- Beginning with 75 printed and mailed copies (just an estimate. I plan to work with Mara to refine our mailing list)
- Propose to mail to all members, recent past members (assuming they are still living and landowners), and new property owners in the quarter prior to printing.
- The new landowners will be mailed two issues (cost approximately \$12). If they do not join or request digital delivery, their address would be dropped prior to the 3<sup>rd</sup> mailing.
- Estimated costs below based on 75 copies, printed, labeled, and mailed.
- We can have extra copies printed for marketing purposes. Perhaps placed at community events and with some of the local Realtors® and title agencies. Depending on the quantity of extras, the cost per copy may drop, making the extra ones more cost effective.
- One option might be to offer the option of print delivery of The Piñon at membership renewal for an extra amount (perhaps \$20) or email delivery and website availability at no cost

### Several format options with associated estimated costs:

8.5" x 11" format, delivered in envelopes, full color, double sided Single page, double sided	Total \$115.21 (\$1.54 ea.)
8.5" x 11" format, delivered in envelopes, full color, double sided Two pages (4 surfaces)	Total \$229.57 (\$3.07 ea.)
11" x 17" format (same as previous issues), delivered four-folded and sealed, full color, double Sided Single page (4 – 8.5" x 11" surfaces)	Total \$328.21 (\$4.38 ea.)
11" x 17" format (same as previous issues), delivered four-folded and sealed, full color, double sided, two page (8 – 8.5" x 11" surfaces)	Total \$448.96 (5.99 ea.)



SCRO  
calendar  
2026

### January 2027

Have a wonderful New Year!

### February 2027

Let's reconnect with a Soup Night.  
Wednesday 2/10 at 5:00 pm -  
Centennial High School in San  
Luis.

### March 2026

Tuesday 3/17 - New owner  
welcome mixer! **Dinner (Dutch)** at  
5:00 pm. Lu's on Main St. in  
Blanca.

### April 2026

Have a wonderful Easter!

### May 2026

Saturday 5/23 at 10:00 am-  
Fort Garland Museum. SCRO  
sponsored community Yard  
Sale. **No entry Fee!**

### June 2026

Beautification Day!  
Saturday 6/13 at 9:00 am - Veteran's  
Park. Meet to work with a team  
captain and repair the 6 SDCR signs.  
**SCRO board to provide lunch.**

### July 2026

4th of July Celebration!  
Saturday 7/4 at 4:00 pm on Main St  
in San Luis. **SCRO to hand out  
cold water bottles and soda  
cans.**

### August 2026

SCRO Annual Membership  
Meeting on Saturday 8/4 at  
10:00 am - Veteran's Park in  
Fort Garland. **Lunch  
provided.**

### September 2026

Skills Share Day on Saturday 9/12  
at 10:00 am - Fort Garland/Blanca  
Community Center.  
**Refreshments provided.**

### October 2026

Halloween Fest! Saturday 10/31 at  
5:00 pm. Event sponsored by Spin  
Drift Boards in Blanca.  
**SCRO to have a booth.**

### November 2026

Thank a Veteran! Veterans, stop  
by and have a **donut and some  
coffee with us.** Saturday 11/7 at  
9:00 am - Fort Garland Museum.

### December 2026

Toy Drive Partnership with the Fort  
Garland Museum. Saturday 12/12  
at 10:00 am. **SCRO to also have  
a hot cocoa booth.**