



Photo courtesy Colorado Department of Transportation

Crews perform proof rolling on U.S. 160 in preparation for concrete paving. Concrete paving work is anticipated to begin Monday night, July 28, and take place predominantly at night. Paving operations will begin at the east end of the project.

Charges filed in
June 12 arson incident

By Randi Pierce
Staff Writer

Charges were filed against William Wayne Bryant, 71, a resident of Archuleta County, on Wednesday afternoon, July 23, related to his suspected involvement in a June 12 arson incident that affected multiple county offices that were located at 449 San Juan St. in downtown Pagosa Springs.

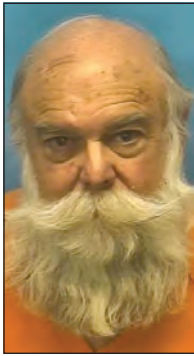
Those charges include use of explosives or incendiary devices, second-degree arson and first-degree arson.

The filing of charges was continued to the July 23 date on July 2, when Assistant District Attorney Mac Dudley indicated the discovery in the case was not yet available.

Archuleta County Court Judge Justin Fay also considered a motion relating to pretrial publicity on July 23, with Bryant's attorney, David Ottman, explaining the case appears to be garnering publicity.

He noted that on July 14, he

See Arson A7



Bryant

County development director,
building code official resign

By Clayton Chaney
Staff Writer

Archuleta County Development Director Pamela Flowers and Building Code Official Tony Medved both submitted resignation letters from their respective positions on July 14.

Flowers' resignation letter was "effective immediately," while Medved indicated his final working day for the county would be July 25.

Flowers held her position as development director for more than five years, according to her letter, "ensuring that development in Archuleta County moves in the direction set forth by the [Board of County Commissioners, BoCC] through the various standards, regulations, codes and ordinances you have adopted."

Her letter of resignation was addressed to the BoCC.

In her letter, Flowers praises her development department staff and other professionals working in the county.

See Resignations A8

Medical center board
hears about revenue
cuts, ballot questions

By Randi Pierce
Staff Writer

Pagosa Springs Medical Center (PSMC) could see cuts in funding of more than \$2.4 million next year due to multiple factors, and thousands in Archuleta County could be affected by cuts to Medicaid, according to projections by PSMC staff.

PSMC's chief financial officer, Chelle Keplinger outlined the 2026 potential effects for the Upper San Juan Health Service District Board of Directors, which oversees PSMC, at its July 22 meeting.

Those reductions relate to the One Big Beautiful Bill Act and the state seeking to collect funds from hospitals.

See Revenue A9

County continues lease
negotiations for Wyndham
building, updates on services

By Clayton Chaney
Staff Writer

During a work session held by the Archuleta County Board of County Commissioners (BoCC), County Manager Jack Harper provided an update on the status of a potential lease for the county to occupy the Wyndham building located at the corner of Talisman Drive and Village Drive.

Harper also noted that he will be the project manager and will work with potential contractors and insurance representatives in regard to work to be done at the old county courthouse located at 449 San Juan St., which was the target of the June 12 arson attack, displacing multiple county offices and disrupting county services.

"That's the most important thing I got going on," he said, explaining that County Attorney Cathleen Giovannini would also be assisting in coordinating with the county's insurance

See Services A9



SUN photo/Clayton Chaney

Murky waters flow through downtown Pagosa Springs the morning of Wednesday, July 23, after rains moved through the area the day before. Following the storms, the San Juan River peaked with a flow rate of 113 cubic feet per second around noon on Wednesday.



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Rain falls across Pagosa Country, river spikes above 100 cfs

By Clayton Chaney
Staff Writer

The majority of Pagosa Country experienced some level of precipitation over the last week, with the heaviest rainfall amounts recorded on Tuesday, July 22, according to reports from the Community Collaborative Rain, Hail and Snow Network (CoCoRaHS).

From July 22 through July 23, the heaviest amount of rainfall reported in Archuleta County was near the Pagosa Lakes area with a report of 1.54 inches, according to CoCoRaHS.

Areas near Lake Hatcher received anywhere from .35 inches to .83 inches for that same time period, while a report near Chromo shows .55 inches of rain received.

River flows

According to the U.S. Geological Survey (USGS), as of noon on Wednesday, July 23, the San Juan River in downtown Pagosa Springs spiked with a flow rate of 113 cubic feet per second (cfs), which is up from a reported 40.9 cfs from 24 hours prior on Tuesday, July 22.

The last time the San Juan River was flowing at a rate above 100 cfs this summer was on July 4, when it was reported to be flowing at 101 cfs.

According to the USGS, the lowest reported flow for July 23 came in 2002 with a rate of 18.7 cfs, while the highest reported flow was in 1941 at 1,040 cfs.

The median flow for July 23 is 152 cfs, and the mean is 217 cfs.

The Piedra River near Arboles was flowing at a rate of 30.2 cfs as of noon Wednesday, July 23, according to the USGS. The median flow for July 23 is 140 cfs, and the mean flow is 196 cfs.

The record high flow for July 23 was recorded in 1986 at 1,160 cfs, while the record low was 12.2 cfs, recorded in 2002.

Forecast

According to a report from Shawn Prochazka with Pagosa Weather, "The weak monsoon plunge will wobble back and forth across the region" through Monday, July 28.

According to the National Weather

See Rain A9

Opinion

The Pagosa Springs SUN

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O'Rourke Media Group — Pagosa Springs, LLC
ISSN 2835-3994 (Print) ISSN 2835-4001 (Online)

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SUBSCRIPTION RATES

Annual In County - \$35

Annual Out of County - \$45

Monthly - \$10

Digital subscriptions available at PagosaSun.com

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PUBLISHED EVERY THURSDAY

Periodical newspaper postage paid at

Pagosa Springs, Colorado 81147

Postmaster, Address Service Requested

OUR VIEW

The importance of media literacy

It's hard these days to scroll through social media and other sources without seeing photos and videos generated or manipulated by artificial intelligence (AI).

AI-generated or manipulated images are often shared out on social media with inflammatory statements like, "Why isn't the media covering this?" Or "This is what we should be seeing in the media."

Well, probably no media covered it because it never happened; therefore, no, you shouldn't be seeing it more widely through mainstream media channels.

Some images are accompanied by statements like "A picture is worth a thousand words." Perhaps those words are the ones used to prompt the creation of that image.

Some of the videos and photos are painfully obviously AI and are intended for comical purposes, but the authenticity of other photos and videos aren't as apparent and they serve only to create confusion and inflame audiences — which is usually the intent.

This week alone provided almost countless examples of both.

Numerous videos have been created related to the folks caught having an affair after appearing on the large screen at a recent Coldplay concert, with some poking fun at other possible cheating couples and reactions. Those were clearly intended to be lighthearted (though public opinion on reactions to the situation vary widely). One video, however, suggested it was Chris Martin explaining he felt he'd made a mistake by acknowledging the pair may be having an affair. Those who aren't as familiar with the tell-tale signs of AI could easily believe that a celebrity could address a viral mo-

ment in that way, but a quick search reveals no other sources with those comments.

Earlier this week, President Donald Trump shared out an AI-generated video of President Barack Obama being arrested in the Oval Office, which did not occur, but could confuse people and incite a variety of emotions.

As this technology continues to improve, it's important that we all — whether you report the news or consume it — continue to refine our skills of discernment to ensure we are focusing on factual, important information our community, region, country and world need to know.

There are several organizations that focus on media literacy, with organizations like the News Literacy Project, a nonpartisan nonprofit founded in 2008, focusing on providing lessons and information for students and institutions like Cornell University offering tips for the general public.

Some of those tips from Cornell, available at <https://www.library.cornell.edu/about/news/getting-your-facts-straight-tips-on-media-literacy/>, include:

"Be wary of what you read (and post) on social."

It notes, "With little or no fact checking, misinformation (inaccurate info) and disinformation (falsehoods deliberately intended to deceive) can spread like wildfire on social media."

"Double-check the URL."

The university notes that some websites disguise themselves as reputable and familiar news sources using a subtle variation in spelling or a different ending.

• "Beware of sloppy text."

"Articles from credible news sources go through a rigorous editing process. If the

text is riddled with spelling and grammatical errors, it's a telltale sign that the source may not be legitimate," the university states.

• "Pause before sharing."

The university suggests taking a deep breath before forwarding an article or sharing it on social media, especially if it triggered an emotional reaction.

• "Stick to reputable sources."

• "Use 'lateral verification.'"

Cross-check information with multiple reputable sources, the university suggests, which can also provide multiple perspectives.

• "Spot the bad stats."

"To be an astute news consumer, you need to understand the proper use of data and statistics — and the ways in which they can be manipulated or misrepresented to support a particular view," the website states.

• "Be skeptical of 'fake news.'"

• "Learn the lingo."

"Credible news sites offer a variety of content; not every article is solely fact-based, though these should be clearly labeled," the website states, adding, "For example, op-eds and reviews offer individual viewpoints, while analysis pieces provide context and background to help readers understand a topic."

• "Diversify news sources."

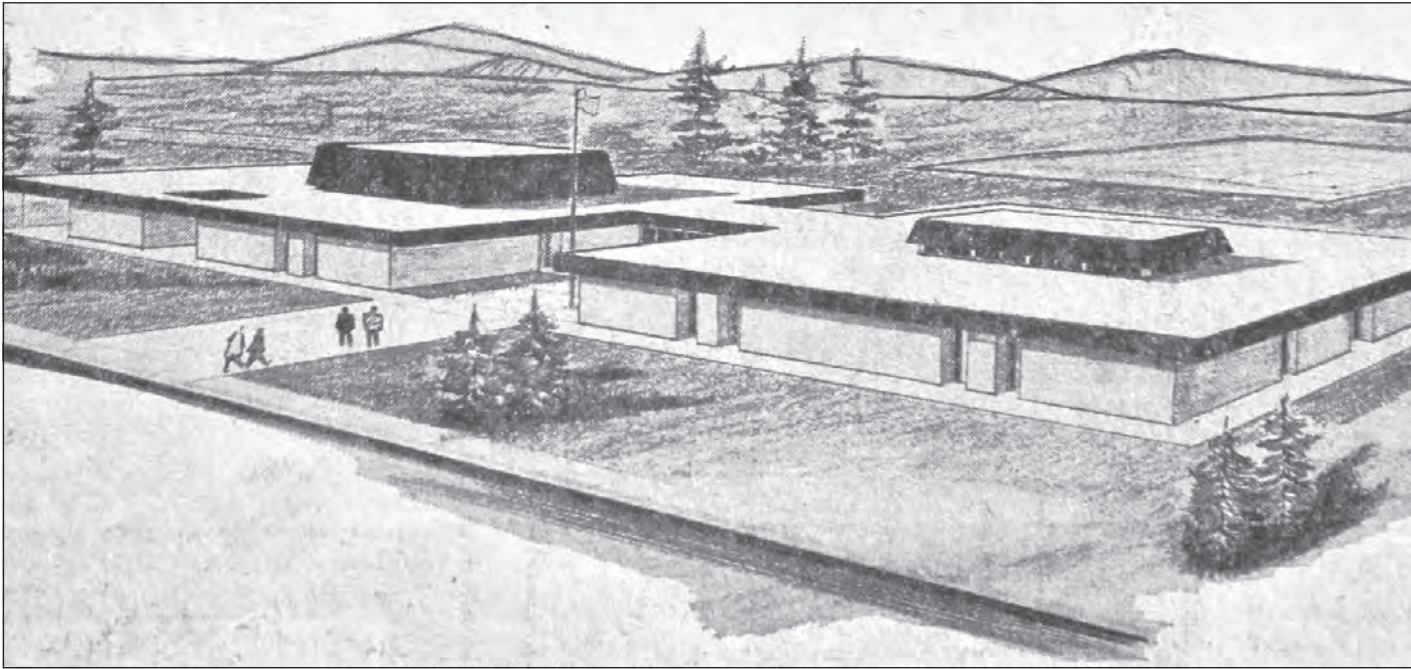
The university notes that a variety of sources and formats offer a more comprehensive view.

• "When in doubt, check the facts."

The university suggests using fact-checking websites like factcheck.org, snopes.com, PolitiFact and the Washington Post Fact Checker.

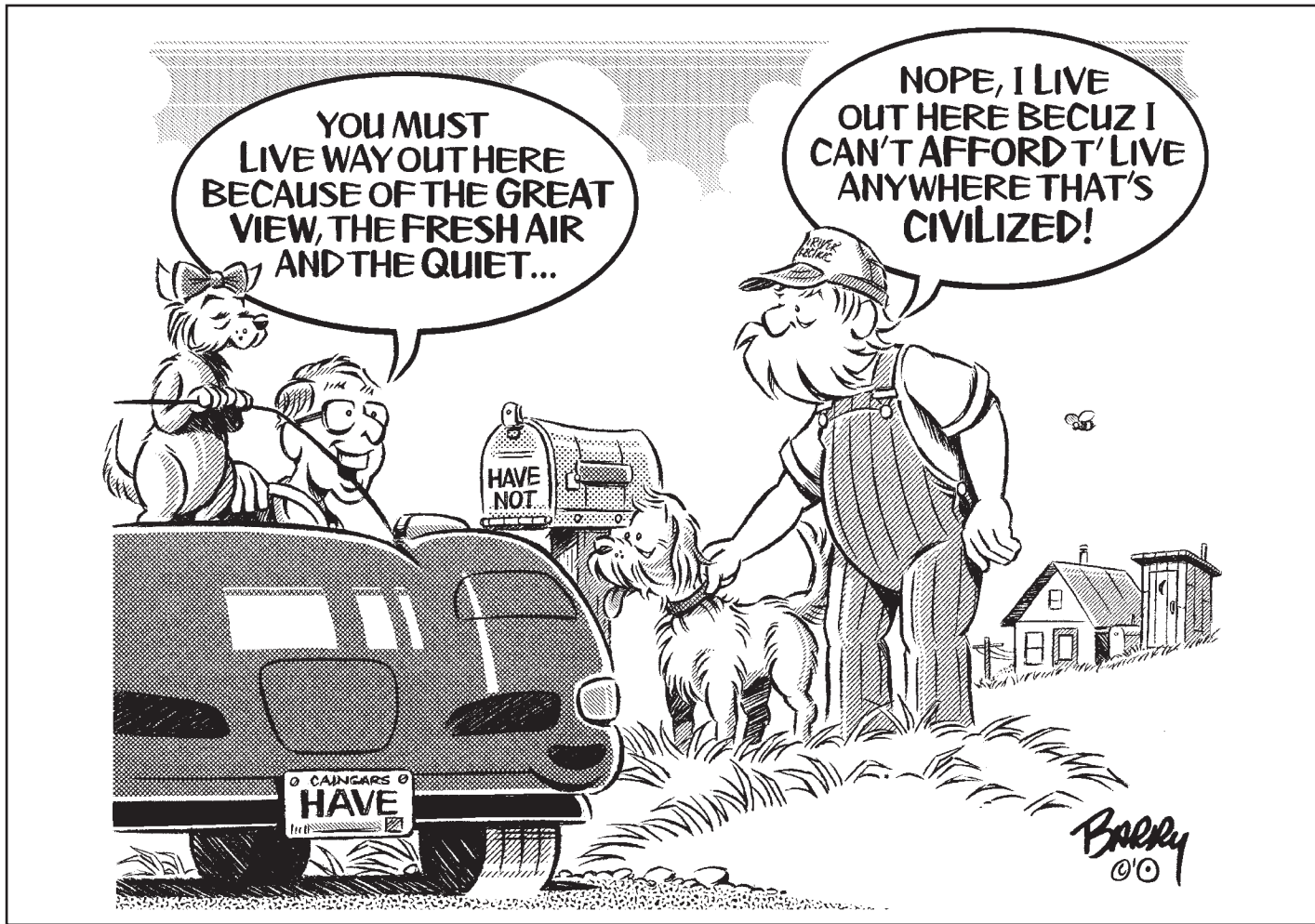
Randi Pierce

LOOKING BACK



From the July 25, 1968, Pagosa SUN — NEW SCHOOL — The above drawing shows the new elementary school soon to be constructed. Bids will be opened August 28 at 2 p.m. and construction is expected to start soon thereafter. The building will be located just west of the State Highway Department garage and just south of Highway 160. Work will be completed in time for the 1969-1970 school term.

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LEGACIES

By Shari Pierce

100 years ago

Taken from SUN files of
July 24, 1925

While coming to town Sunday evening, Howard Hill's Ford touring car slipped off the muddy grade on its side. None of the five occupants were hurt, the car was righted and the trip to town completed.

Mrs. Emma Lizzie, late of Aztec and sister of Mrs. Wm. Kinghorn of this city, on Tuesday took possession of the Riverside cafe on San Juan street, which popular restaurant she purchased from Mr. and Mrs. Robt. Van Voast, who have not yet made their future plans.

Chas. F. Rumbaugh, manager of the Liberty theatre, has secured Alburtus, the miracle man, for seven days commencing next Monday. Note the announcement elsewhere in this issue.

John Toner, son Archie and daughter, Miss Lillie, were down from the upper Piedra ranch Monday on business.

Ray Smith and Kenneth Day and their families went to the Weminuche Wednesday to spend a week camping and fishing.

75 years ago

Taken from SUN files of
July 21, 1950

C.A. Day, local lumberman, is in a Durango hospital as a result of injuries suffered in an auto accident last Saturday. The accident took place on this side of Wolf Creek Pass when the auto nosed into a bank. According to the report given to the Courtesy Patrol by Mr. Day, his car jumped out of gear and he was unable to get it back in. When he applied the brakes, they burned out and he drove the car into a bank to stop it.

The auto was badly smashed up, with the motor being pushed practically back into the driver's seat. Mr. Day received a broken and badly lacerated jaw along with bruises and cuts. It will be some time before he is released from the hospital.

A trip from the skyscraper canyons of the city to the canyons of Colorado is the award of two Settlement House boys. Richard Delli Compagni, 15, of the Dixon House, Philadelphia, and Julius Gerlack, 14, of the East End Neighborhood House, Cleveland, were chosen by their Settlement House Directors for their outstanding community service.

The boys will be the guests this summer of Fred Harman at his Red Ryder Ranch in Pagosa Springs for two weeks. During their stay in Colorado, they will attend the famous Ski-Hi Stampede in Monte Vista. They will take overnight pack trips, and live the life of a real cowboy.

50 years ago

Taken from SUN files of
July 24, 1975

Two Archuleta County 4-Hers and one leader placed in the San Juan Basin 4-H Horse Judging contest held last Wednesday in Durango. Over ninety 4-H members from 10 Colorado counties participated.

Sara Shahan won 5th high senior individual, Scott Alexander placed 10th in the junior individual, and Mrs. Bob (Betty) Shahan placed 3rd in the adult division.

Other Archuleta County 4-Hers participating in the contest were Jeannine, Raymond, Ricky and Kathy Shahan, Brenda and Bryan Alexander, Kim Franklin, and Lisa Wedemeyer. Mrs. Jim (Sandy) Bramwell also participated in the adult division.

Dan Peters, of the U.S. Forest Service, who is coordinating the employment under Title X regulations said this week that anyone quitting private employment for the project will not be hired.

He said that the object of the program is to take care of those who do not have jobs and not to provide jobs for those already employed. He reiterated strongly that no one who quits another job for no good reason will be employed by Title X programs.

25 years ago

Taken from SUN files of
July 20, 2000

A recent donation to the Dr. Mary Fisher Foundation has paved the way for an expansion of the Dr. Mary Fisher Medical Center.

Bill Bright, Upper San Juan Hospital district executive director, said local residents Dave and Carol Brown gave the foundation \$125,000. That donation, said Bright, will allow construction of a 1,600-square-foot addition at the clinic to begin this fall.

New space on the west side of the Dr. Mary Fisher facility on South Pagosa Boulevard will house six examination rooms, one treatment room, two office spaces for physicians and extra space for clinic nurses. Bright said construction is expected to be complete by mid-winter.

The expansion will cost an estimated \$250,000 and Bright said foundation members will raise the remaining funds through grants and additional donations.



Weather data

Date	High	Low	Precipitation	Moisture	Type	Depth
7/15	86	45	0.00	NA	NA	NA
7/16	85	46	T	NA	NA	NA
7/17	81	57	0.00	NA	NA	NA
7/18	83	48	0.04	NA	NA	NA
7/19	80	52	0.05	NA	NA	NA
7/20	91	46	0.13	NA	NA	NA
7/21	85	53	0.02	NA	NA	NA

Letters to the Editor are printed as received and are not edited for grammar or punctuation, but may have been edited for content or style.

The opinions of letter writers do not necessarily represent those of the paper.

Dear Editor:

There used to be a really lovely fountain in Pinon Lake. It was eye-catching with the mountainous background and a popular photo op. Personally, I loved it. Gone. What happened to landscaping and mowing the edges of the walking//bike trails, roads and highways twice a year? (Some parts of the trails system aren't even plowed.) Aren't noxious weeds a violation of Colorado Noxious Weed Act? What happened to general care and maintenance of buildings and grounds? Replacing flags before they're tattered? What's with all the crooked, destroyed, seemingly abandoned utility boxes? They're such an eyesore. I know what the answer will be. Money.....

I firmly believe Pagosa needs to and can look clean, inviting and be welcoming again for very little money. And we, as a collective community, can go back to being pleasant and friendly for free. We and the visitors would all benefit from Pagosa returning to the cute little mountain town it once used to be. I pray that we will.

Patty Brown

Dear Editor:

Pagosa Springs had a moral soul back when common sense and basic physics ruled. At home, we taught our children to not lie, cheat, and steal from one another. Life was tough and folks helped each other. The health benefits of clean drinking water and central sewage systems were understood. Pagosa Springs is blessed with large elevation differences, gravity and basic physics were used to build a complete potable water and sewage treatment system. Over time, both of those systems have grown and evolved. One of the dumbest steps in that evolution was to attempt to defy gravity, and pump large amounts of sewage uphill. You can't fix stupid. Like all things manmade,

It is insane to continue adding new connections to that system until it is reconstructed to handle current and future development. A plan to place a ten-year moratorium on new connections, along with a ten-year funding initiative, and construction plan has to happen.

The question is, does the business community and residents of the entire county have the moral soul to rebuild the infrastructure that supports their entire economic lifeline.

First and foremost, the banking entities need to step up and contribute 1% out of the massive profits they draw off the entire population as their fair share.

The real estate entities need to step up and contribute 1% of the massive profits they enjoy by selling and re-selling everything in the county.

The retail entities need to step up and contribute by willingly collecting a 1% sales tax.

The folks that live here need to realize that all business, public and private, work together to make what

Will the large profiteers contribute 1% of profit or just tack it on to customers I can't say.

More I say not.

Greg Giehl

Dear Editor:

LPEA's new 10-year deal to buy hydro power from Vallecito Dam is being pitched as a win for local clean energy. In reality, it's a small, unreliable, and likely expensive gesture that does little to serve member needs.

At best, the project provides 5.8 megawatts, enough for just 2,500 homes, or 2% of LPEA's load. Val-

Patrick Hegarty
Durango, Colo.

Dear Editor:

Dear Madam Mayor and the
Pagosa Springs Town Council,

We have been following with interest our town's wastewater near-crisis. According to the SUN, three prospective alternatives have emerged to fund the required repairs and upgrades: increased property taxes, increased wastewater-treatment fees, and a 1% increase in the town sales tax. Reportedly, the sales-tax increase enjoys the most support among town residents. This is certainly not surprising.

Also according to the SUN, adoption of the 1% sales-tax increase will result in a \$15 dollar-per-month decrease in sewer fees.

We feel that the proposed sales-tax increase, if approved, would be patently, grossly unfair to Archuleta County residents, some of whom live on fixed incomes, who live out-

■ See Letters A4

Week of July 28-Aug. 2

Coming soon: paving operations

- The project is about to hit a major milestone, with concrete paving work beginning Monday night, July 28.
- The paving will predominantly take place at night. Trucks will start rolling in around 7 p.m. and continue until 7 a.m.
- Paving operations will begin at the east end of the project, near 1st Street, and continue to the west.

- Installation of light pole foundations continues from 1st to 3rd streets.

- The 2nd Street and 4th Street intersections on the north side of U.S. 160 will remain closed until utility and paving work are complete.
- Utility work will begin in front of Pagosa Springs Middle School from 3rd Street to 4th Street, followed by sidewalk demolition. The plan is to have utility work, sidewalk reconstruction and paving in front of the school completed in advance of the first day of school on Sept. 2.
- Excavation is planned for geothermal utilities near Tennyson Sculpture Park and Gardens in mid-August. Pedestrians need to plan for sidewalk detours around the work at this location in the near future.

- Overflow parking lots are open at 323 Hot Springs Blvd. and 811 San Juan St. Other public parking is available throughout the downtown.

Pedestrian crosswalks will be open at 1st, 3rd and 4th streets. Mid-block crossings between 4th Street and 5th Street will be closed, but the crosswalk at 5th Street will remain open.

- Watch where you are going. Do not enter the work zone or climb over work zone safety barriers. Construction work may be fascinating, but always prioritize navigating the work zone as safely as you can.

Information provided by Colorado Department of Transportation

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Photo courtesy Community Foundation serving Southwest Colorado

Representatives from four Archuleta County nonprofits — Archuleta Seniors Inc., Build Pagosa, Project Sanctuary and the San Juan Headwaters Forest Health Partnership — celebrate the raising of \$10,000 during the 19th Hole Concerts in June. The proceeds will be split evenly, with each nonprofit being granted \$2,500.

A perfect 10-year anniversary: 19th Hole Concerts raise \$10,000 for Archuleta County nonprofits

By Kim Cassels

Photo courtesy Community Foundation serving Southwest Colorado

Sunny evenings, local tunes and community generosity have allowed the 19th Hole Concerts to raise \$10,000 for four Archuleta County nonprofits.

This year's grant recipients include Archuleta Seniors Inc., Build Pagosa, Project Sanctuary and the San Juan Headwaters Forest Health Partner-

ship. The proceeds are split evenly, granting each nonprofit \$2,500.

With ideal weather for all four concerts in June at the Pagosa Springs Golf Club, the events brought in \$9,370 through ticket and merchandise sales. To bring the total to an even \$10,000, the Archuleta Committee donated an additional \$630 from its remaining budget.

With this year's contributions, the 19th Hole Concerts have now raised a total of \$85,000 over the past decade.

"This milestone year was a reminder of how powerful consistent community support can be," said Susan Buchner, chair of the Archuleta Committee for the Community Foundation serving Southwest Colorado. "We're so grateful to everyone who showed up, and for the many concertgoers who continue to help us fundraise year after year."

The 19th Hole Concerts feature local music talent and a different nonprofit each week. Admission is just \$10, and every dollar collected

goes directly into the grant pool.

Corporate sponsors cover event expenses, ensuring that proceeds benefit the selected nonprofits entirely.

The Community Foundation serves as the hub of philanthropy for Southwest Colorado, connecting people, ideas and resources to build a vibrant and resilient region.

For more information on giving back and supporting community needs, visit swcommunityfoundation.org or call (970) 375-5807.

SWORD community grants now open for 2025 funding

By Claire West

Southwest Opioid Response District

The Southwest Opioid Response District (SWORD) has launched its second grant cycle to support projects addressing opioid use and co-occurring behavioral health and substance use disorders in Archuleta, Dolores, La Plata, Montezuma and

San Juan counties.

These grants are funded through Colorado's opioid settlement funds.

Priority will be given to projects that serve multiple counties and focus on building recovery capital. The SWORD Council is especially interested in proposals related to secure transportation, a region-wide youth-focused prevention campaign

and structured community engagement.

Eligible applicants include nonprofits, public health agencies, first responders and other organizations serving individuals impacted by opioid use disorder.

Projects must comply with Exhibit E of the Colorado memorandum of understanding governing allowable

opioid settlement fund uses (nationalopioidsettlement.com/uses-core-strategy).

The grant application deadline is Aug. 15, with funds anticipated to disburse near the beginning of December.

For more information or to attend a virtual info session, email west.claire@outlook.com.

Letters

■ Continued from A3

side town and do not benefit from the town sewer system. And yes, we understand the "greater good" aspect of the sales-tax increase.

In lieu of solely a 1% sales-tax increase, we propose that a 0.5% town-sales-tax increase, along with increased property taxes and sewer fees, be used to fund the required repairs and upgrades. This would shift the burden more towards the town residents who use the sewer system.

An alternative would be an initiative for a 1% sales-tax increase to be shared equally by the town and county. We would likely vote in favor of such an initiative and encourage others to do so.

Thank you all for your service to our community.

Respectfully,

Joanne and Vic Lucariello

Where's the outrage?

Dear Editor:

The arson attack on the old Archuleta County Courthouse on June 12 should galvanize our community.

As more information has become available – thanks to the reporting of Colorado Public Radio, The Durango Herald and other media outside Archuleta County – it seems increasingly clear that this was a politically motivated act aimed at our democracy.

The person arrested and charged, Wayne Bryant, is a public figure in the county. He ran for sheriff as an unaffiliated candidate in 2022, garnering more than 1200 votes – about 16 per-

cent of the total in a three-way race.

He has touted election conspiracy theories at public meetings.

As Secretary of State Jena Griswold said on July 14: "It is appalling that a Colorado elections office was firebombed, and even more so that the suspect has a history of spreading election conspiracies. Attacks on democratic institutions must be strongly condemned. I take any threat to elections incredibly seriously, and thank law enforcement for their hard work on this case. We will support the Archuleta County Clerk's Office and ensure they are able to fully recover from this attack."

This type of violence poses a threat to all of us, regardless of political affiliation. For fair and efficient administration of our elections, we rely on county officials and citizen volunteers. They should not have to operate in a climate of fear.

The damage from the attack goes beyond the building. It strikes at the very foundation of our democracy. This is not the way to resolve political grievances, and we cannot shrug this off.

Our elected officials and local media must be transparent about the facts of this case.

The justice system will handle the prosecution of this criminal act. But it's on all of us as citizens of Archuleta County – Republicans, Democrats and those not affiliated with either party – to demand answers and defend democracy against those who would undermine it.

Shawna Seed
Chair, Archuleta County
Democratic Party

Editor's note: Bryant's June 26 arrest in connection with the June 12

incident was reported by The SUN on June 27, as well as that the Pagosa Springs Police Department stated, "This incident was a deliberate and dangerous act against a vital part of our community's democratic and administrative infrastructure." The SUN also previously reported that the county stated a Molotov cocktail was involved, among other details.

Wouldn't trade it

Dear Editor:

Ahhh...Pagosa Springs!

City folks come up here, see the mountains, hot springs, and the crisp air, and think, 'Ah, paradise! So peaceful, so serene.' And it is!... mostly. Then you realize 'peaceful' means the biggest traffic jam is usually a herd of deer or elk trying to cross the street you're traveling on. The word "serene" means the loudest noise you'll hear all day is your neighbor's snowblower at 5 AM in January.

Pagosa Springs. We have few stoplights—and half the time, people treat them more like suggestions than rules. You learn to wave—a lot. You wave at everyone: the guy who delivers your mail, the woman who cuts your hair, the deer that just munched on your petunias. It's just good manners.

Tourists come up here, see snow, and immediately forget how to drive. Four-wheel drive? More like 'four-wheel slide' into a ditch. They ask the most incredible questions. 'Where's the shopping mall?' 'Is that mountain real?' My personal favorite: 'Do you guys have, like, Wi-Fi up here?' I look at them, deadpan, and say, 'Nah, we communicate by smoke signals and carrier pigeons. That's why the inter-

net's so slow.'

Winter. It's beautiful and majestic, but also six months long. You learn to embrace layers—starting with thermal underwear, then a T-shirt, a long-sleeve shirt, fleece, vest, jacket, and finally a ski jacket. By the end, you look like the Michelin Man trying to walk through a snowdrift. When you go inside, you immediately shed layers like a husky in spring, leaving your house a pile of discarded outerwear.

And the hot springs. Many come for the hot springs. However, after a while, you realize it's just a giant bathtub where everyone's trying to look relaxed while secretly wondering if they remembered to put their car in four-wheel drive. And the smell? It's like rotten eggs had a baby with a damp dog.

It's a small town. This means everyone knows your business. You can't sneeze in the grocery store without three people asking if you've got the flu. Trying to sneak out of town for the weekend? Someone will have seen your truck heading south on 160 before you even hit the county line. It's like living in a friendly, nosy, open-air prison. But the upside? If your car breaks down, someone will always stop. Probably the guy you waved at earlier.

But you know what? I wouldn't trade it. Where else can you see a bear rummaging through your trash, grab a beer, and soak in a natural hot spring—all before noon? Where else do you measure distances in deer crossings and turns off the highway? We might not have a Starbucks on every corner, but we've got stars you can see. And that is worth more than any fancy latte.

Russ Widener

JIM GARRETT

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Business

ColorFest, Grillin' and Distillin' tickets now on sale

By Mary Jo Coulehan
Pagosa Springs Area Chamber of Commerce

The summer is flying by, and fall is right around the corner.

After the Chamber just announced tickets available for the new Grillin' and Distillin' event on Aug. 23, we now announce that tickets are available for ColorFest Passport to Pagosa and Bands and Brews, to be held Sept. 19 and 20, respectively.

This year's event will be in a new venue — Yamaguchi Park. We're excited about added park amenities and more parking. The Chamber is excited to receive commitments already from several great restaurants and food trucks.

New to Pagosa? Here is what these events are about.

Passport to Pagosa

Passport to Pagosa will kick off ColorFest weekend on Sept. 19 at 6 p.m. It highlights Pagosa's great food establishments, including restau-

rants, food trucks, specialty foods and caterers. Pair this fine food with delicious wines and outstanding live music and you have a magical evening.

This year's entertainment will see the return of Maxwell Miller and his amazing voice and musical talent.

All participants will have seating, a VIP gift and a collectible wine glass. Tables of eight can be reserved.

At Passport, restaurants vie for category awards, as well as the coveted People's Choice award. We hope to see last year's winner of the People's Choice award, Sage, returning to try and add more awards to the outside of its food truck.

Tickets are \$100 and may be purchased from the Chamber's website, www.pagosachamber.com. This is a 21-and-older event.

Bands and Brews

The Bands and Brews event will also return this year, with hopefully better weather.

While we did have a downpour last

year, the event still took place.

However, with the new venue, we are hoping for clear skies so attendees can spread out and enjoy the beautiful mountain backdrop seen from Yamaguchi Park.

This event will take place on Sept. 20 beginning at 4 p.m.

Bands and Brews celebrates craft brews from around the state and region. There will also be wine by the glass for sale if you are not a beer-drinking person. Food trucks serving delicious food, snow cones and sweets will also be at the event, and there will be vendors.

You can purchase a beer-tasting ticket for \$35, which includes admission to the event and a chance to vote for the People's Choice award. For those who are designated drivers or do not drink beer, general admission tickets are available for \$10. The ticket price also allows you to enjoy live music throughout the afternoon.

A balloon glow will also take place, weather permitting, at approximately 7 p.m.

Tickets for this event can also be purchased through the Chamber website at www.pagosachamber.com. Scroll down the homepage and click on the ColorFest graphic.

Other ColorFest activities

Additional activities over the ColorFest weekend include the hot air

balloon mass ascension from the downtown area on the morning on Sept. 20 and the launch from the west side of town the morning of Sept. 21.

Aspen House will also conduct its annual ColorRun/Walk on Sept. 20 from Yamaguchi Park.

Please remember that all balloon-related activities are weather contingent.

Grillin' and Distillin'

The Chamber is excited that we have two back-to-back activities this year. All you back-yard BBQers, sign up now for prizes and bragging rights for the Grillin' and Distillin' event on Aug. 23 at the Archuleta County Fairgrounds.

Don't miss out on some tasty BBQ from grill masters and backyard BBQers, as well as state and regional distillers.

Tickets are available on the Chamber's website through the link from the Grillin' and Distillin' graphic, also located on the home page.

Don't miss out on these late summer/fall events presented by the Chamber of Commerce. If you would also like to volunteer, sign up for the event is also on the website at the respective event.

We're looking forward to another great fall with a new event and the return of ColorFest at a new venue. Purchase your tickets now.

LPEA and Farmington Electric establish mutual aid agreement

La Plata Electric Association

La Plata Electric Association (LPEA) and the Farmington Electric Utility System (FEUS) have entered into a formal mutual aid agreement, deepening cross-border cooperation and enhancing regional response capabilities in the event of major outages or infrastructure emergencies.

The agreement enables both utilities to share crews, equipment and expertise when severe events, such as wildfires, storms or large-scale system failures exceed one utility's capacity to respond alone.

This partnership will allow for faster power restoration, reduce service disruptions and improve resource coordination across the region.

"This is about neighbors helping neighbors," said Chris Hansen, CEO of LPEA. "Whether it's responding to a wildfire in Pagosa Springs or restoring power after a storm near Farmington, this agreement ensures we can act quickly, safely, and together. It strengthens not only our systems, but the communities we serve."

Though LPEA is a member-owned electric cooperative in southwest Colorado and FEUS is a municipally owned utility in northwest New Mexico, both organizations share a common mission: to deliver safe, reliable and affordable power.

With just 50 miles between headquarters, this agreement creates a foundation for more agile responses

during regional emergencies, particularly as the Four Corners area faces increasing wildfire risks and extreme weather conditions.

FEUS Utility Director Hank Adair echoed that sentiment: "Mutual aid is about answering the call when our fellow utilities are in need. FEUS and LPEA are long-standing neighbors in an interconnected energy landscape, and this agreement is a natural fit for both utilities' shared commitment to safe, reliable service."

The Four Corners region is a critical transmission hub for the western grid and a growing center for energy transition efforts. This pact recognizes the increasing interdependence of utilities in ensuring service continuity, especially during times of crisis.

In addition to mobilizing field crews and equipment, the agreement outlines clear expectations for communication, safety standards and cost accountability during joint response efforts.

"Utilities today must be flexible, coordinated and prepared," Hansen added. "This agreement reflects those priorities and demonstrates the real-world value of partnership, whether cooperative or municipal."

The mutual aid framework also leaves room for collaboration on large-scale projects and opens the door for future partnerships with other nearby utilities.

Both LPEA and FEUS hope this model can serve as a template for expanded regional cooperation.

Seven NextGen projects receive grants to cultivate Colorado's ag leadership

Colorado Department of Agriculture

The Colorado Department of Agriculture (CDA) has selected four organizations and three educational institutions to receive NextGen Ag Leadership Grants for projects supporting educational, training and leadership development opportunities for Colorado's emerging food and agriculture leaders, including

Colorado State University (CSU) Extension.

This year, CDA awarded more than \$156,000 to seven grantees serving diverse populations across the state. Overall, the NextGen Ag Leadership Grant Program received 72 applications requesting nearly \$1.5 million in funding.

"Supporting future generations ■ See Leadership A6

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Price Reduced

33 Fawn Court
\$949,000
MLS # 824532
This meticulously cared for full-round log cabin, up-town near Lake Forest, spans 2,732 square feet, featuring 4 bedrooms and 3.5 bathrooms. Relax on the covered deck or backyard patio while taking in stunning mountain views. Inside, the open floor plan connects the great room with a cozy fireplace to a modern kitchen boasting granite countertops, high end appliances, and an island for extra prep space. The primary bedroom and bathroom are conveniently located on the main floor. A 2-car garage connects through the laundry area. Upstairs has two bedrooms and a full bathroom, while the lower level offers versatile space for entertainment or an office, plus a fourth bedroom set up as a bunk room with a full bath nearby. To tour this home go to: <https://pspixeltree.com/33-Fawn-Ct>

Price Reduced

109 Carol's Curves
\$299,000
MLS # 824583
The mobile home portion of this residence is 500 square feet. 1304 square feet is stick built. There is also a small cabin built in 1993, 576 square feet with bath and studio kitchen. The 1.2 acres is partially fenced for dog's and the acreage is all usable. The house has large picture windows with very nice views. There are 3 outbuildings, the septic has been inspected.

Price Reduced

1001 Soaring Eagle Court
\$925,000
MLS # 822945
2 Bed, 2 Bath, 2,073 sq foot house on 36.44 acres. Navajo River Ranch has 2 private entrances into the forest. This home has wonderful views of the San Juan Mountain Range and great decks. 2 tributaries come together to form a seasonal creek called Oil Well Creek on the property. To tour this home go to: <https://tinyurl.com/1001SoaringEagleCourt>

Price Reduced

65 Caballero Drive
\$695,000
MLS # 823461
This home is perfectly located on approximately an acre of land in the Pagosa Lakes area. Open the back door and a 700 sq ft deck will provide additional space for a BBQ grill, plenty of outdoor seating, and a new hot tub for your relaxation and enjoyment. 4 beds/2.5 baths with 2,350 sq. ft. To tour this home go to: www.youtube.com/watch?v=qOkhZeKE-G0

NEW LISTING

471 Deer Trail
\$366,000
MLS # 826138
Discover your mountain retreat in this 2 bedroom, 1 bath log cabin, in Aspen Springs 1 on well-maintained Deer Trail, just a half-mile from Hwy 160. This 1,205 sq. ft. cabin features a living room, dining area, modern kitchen, and a full bath on the main level, with two bedrooms upstairs. The kitchen boasts new cabinets, countertops, and flooring. A wood stove enhances the cabin's ambiance. The property is equipped with a state-of-the-art water filtration system, including reverse osmosis, water softener, and on-demand hot water, professionally installed.

Price Reduced

324/356/294 Sparrow Circle
\$325,000
MLS # 821243
3 separate lots 4.5 Acres total with no HOA or Covenants. This 2-bedroom 1 bath home is purged and is in very good shape. This is a very solid home with a well-constructed snow shed over the top. There is a 2-vehicle carport and a workshop behind the carport. There is a road behind the house going up the hill to get to a couple of nice building sites. The views are amazing up there. This is an awesome property and if needed the two vacant lots could be sold separately.

Price Reduced

X Tall Pines Place
\$255,000
MLS # 821844
35+ acres in Alpine Lakes Ranch with amazing views of Navajo Peak and the San Juan Mountain range. This property has a number of nice building sites with year-round road maintenance, central water and underground utilities at the road. The subdivision borders thousands of acres of National Forest and hunting is allowed. This is a wonderful property for your horses and it is only 18 miles from town.

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Commissioners adopt fee schedule changes, reject fire code adoption

By Clayton Chaney
Staff Writer

Multiple changes to Archuleta County's fee schedule were approved by the Board of County Commissioners (BoCC) during its regular meeting held on July 16, as the board unanimously approved Resolution 2025-39, amending fees for county services and information.

The BoCC was initially briefed on the proposed fee changes by the county's former development director, Pamela Flowers, during a July 1 work session.

During that work session, Flowers began by explaining that the model for establishing a fee structure for construction shall be based on the most recent building evaluation data issued from the International Code Council, according to the county's amended building code adopted in 2019.

"That's something that we had not been doing," she said.

Flowers explained she was proposing attaching a table for calculating fees that is based on the type of construction and occupancy, including residential.

"So, really, the per-square-foot price used to determine the fee, should be based on those two things — what type of construction and what's the occupancy, and that includes residential," Flowers said.

She noted that, according to the 2025 table, the county should be charging \$169.09 per square foot, explaining that number is then used to determine the valuation of the project and using another table to determine the actual permit fee.

"That's how we're doing it now," she said, noting the 2010 table from the International Code Council, which shows \$97.95 per square foot. "So, we're way off of what we are supposed to be doing according to our own amended code."

Flowers went on to provide the commissioners with an example, noting its importance "because there's another thing that we're changing that will actually lean in the benefit of the applicant."

Flowers then explained that, for a 1,500-square-foot house with an 800-square-foot unfinished basement, a 600-square-foot attached garage and 200-square-foot uncovered deck, the way fees are calculated includes everything under the roofline at \$97.95 per square foot.

"That is not correct," she said, explaining that an unfinished basement, attached garage and covered deck would all be calculated at a different rate.

She noted that an unfinished basement should be charged at \$31.50.

"So, it's well below what we have been charging for an unfinished basement," Flowers said.

She explained that attached garages and covered decks are considered "utility spaces" and that rate is listed at \$66 per square foot.

"We would drop those fees to match the type of space it is so that we're properly calculating the fees," she said.

The effect of all of those changes going into calculating spaces the right way in this example would result in a \$168 dollar increase in the permit fee, Flowers explained, indicating the proposal is to use the 2025 table, "which is what our amended code says we should do."

Flowers noted that the table is updated every February and August, recommending that when the August table is released, the county does a fee schedule change the following January, "and over the years that has been about a 3 percent annual increase."

She explained that this would prevent the county from doing a "big jump" every five years and stay with steady growth every year instead.

Commissioner Veronica Medina asked how this was missed when the last fee schedule was approved.

"I have no idea," Flowers said, explaining this was done before she really got going in her position as development director.

"I see a lot more changes, and not just to that," Medina said in regard to the proposed fee changes. "So, I'm concerned about that."

Medina noted that fee schedules are typically adopted at the beginning of year.

"I just don't understand why we're changing everything now," she added.

Flowers responded that it is because the county has a new building official, Tony Medved, who is trying to align things "more appropriately," noting that Medved began his position with the county in March.

Flowers noted the county could wait until January for some of the "bigger stuff," but "many of these are eliminating some things that we don't really think are appropriate," indicating some violation fees would be eliminated.

Medina then asked what violations are listed in the fee schedule.

Flowers noted that the "stop work order" violation would still be kept in the fee schedule, which is a \$150 fee per day, with another \$150 fee to get an "after-the-fact" permit.

She also noted that the fee for occupancy prior to receiving a final permit would be kept in the fee schedule as well, increasing from \$100 per day to \$150 per day.

"Everything else we don't see a need to keep," Flowers said.

Commissioner Warren Brown asked if the violations could be excluded from the proposed cost increase if the BoCC were to consider the changes at its July 1 meeting, noting his concern was that "essentially increasing the fees would be seen as getting hit twice in the same year with fee adjustments."

Brown noted it would make sense to him to wait until next January to approve fee adjustments.

County Attorney Cathleen Giovannini indicated she would look into it.

Flowers noted an inspection fee was proposed to be eliminated as well, and that adding a code book fee was also being proposed.

She explained that if builders want a copy of the code, the county will purchase it at a discounted rate and it can then be purchased directly from

the county.

"I want to be able to offer that as well," Flowers said.

Medved then explained some of the changes he proposed, specifically noting solar fees, and that the county was previously asking for the valuation of the project and basing the permit cost off of that.

"And I was proposing that we just have a flat fee" for ground- or roof-mounted solar, Medved explained.

He also spoke about mechanical fees, noting that "permits have not been issued for just a mechanical permit," and that he was looking to get that going for stuff like installing a new fireplace, furnace or a stand-alone heater, "they would be able to come in and pay one base fee for that permit," and the county would then perform an inspection.

Medina also asked how the proposed flat fee for solar of \$200 was calculated, with Medved explaining the county was using a valuation process that was coming in closer to \$600 to \$700.

Medved explained it was based off of work hours.

Commissioner John Ranson asked if it was customary for the county to increase its fees based on building costs, and the reasoning for that.

Flowers explained that is how the International Code Council recommends fee schedule setting, "and our adopted code says we should use this table to set the fees ... which is what most jurisdictions do."

Ranson commented that he didn't understand and that Archuleta County is not like "most jurisdictions."

"That just doesn't make sense to me," Ranson added, explaining he would not be ready to vote on the matter later that day during the regular meeting.

He noted that the commissioners needed to receive the proposed changes "a lot earlier than yesterday" to give them time to talk with builders and constituents.

Flowers indicated the proposed changes were sent out the week prior.

Medina also commented that, on "things like this," she would like to review the matter in one meeting and take action on the matter the following meeting.

"I think just kind of running it through is not necessarily the path I would like to go," Medina said, noting she was concerned "a tad bit" with the changes, while understanding why, noting, "We just missed it before."

Medina then asked about the "thought process" for STRs, with Flowers explaining that before the proposed changes, "if you are late on your renewal, we double your fee."

Flowers went on to explain that if someone is 30 days late, they shouldn't be treated the same as someone who is six months late.

"And so the idea here is that we can prorate that amount to be more reasonable for the people that are only a little bit instead of a lot late, and that's why we've added that breakdown," Flowers said.

Medina also mentioned that she has received feedback from STR owners claiming they do not receive notice for renewals anymore.

Flowers explained that is because of the county switching to a different system.

"They will get them this year," she said.

Flowers then reviewed changes to the water quality fee section, explaining that the first step is to do a site and soil evaluation.

"And depending on what you find from your site and soil evaluation, you may or may not even need an engineer," she said, explaining that it is not appropriate to make people pay the full \$1,000 fee upfront, if they determine not to go forward.

She added, "Those are both things that we think are in the best interest of the applicants."

Brown commented that he appreciated Flowers' and Medved's mindset.

During the July 1 BoCC meeting, the commissioners unanimously approved the meeting's agenda, removing the new business item to consider a resolution amending county fees.

Flowers and Medved both submitted resignation letters to the county on July 14. See the related article, "County development director, building code official resign," in this edition of The SUN for more information on those resignations.

During a regular work session held on July 16, the BoCC heard from Sheriff Mike Le Roux about updating a few of the fees under the Archuleta County Sheriff's Office (ACSO).

"They're not that significant in terms of increase. We haven't increased our fees in a number of years," he said, explaining the ACSO was looking at upgrading its fees by \$5 per fee and adding one extra service — certified VIN inspections.

Le Roux also noted that all of the ACSO's fees, with the exception of the concealed weapon permit fee, are statutory.

Planning Manager Owen O'Dell presented the fee changes relating to the Building Department, Planning Department and Water Quality Department to the BoCC again during the July 16 work session, highlighting changes to the fees.

O'Dell explained that 12 fees were being proposed to be taken out completely under the Building Department, with that including removing the permit extension fee, removing the temporary certificate of occupancy (CO) permit fee, removing the first inspection fee, removing the fee for inspection outside of normal hours, removing the fee for building without a permit, removing the expired temporary CO fee and removing the corrective building permit fee after citation.

"Thanks for the temporary CO," Ranson commented.

O'Dell explained removing these fees would allow more flexibility for contractors and people who are building their own home.

He noted the only fee being added is the code book fee, which is \$160, noting the county has received multiple requests from constituents wanting a copy of the International Residential Code.

In response to a question from ■ See Changes A7

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Leadership

■ Continued from A5

and developing leaders are among the top priorities for CDA and this program is an incredible investment into the future of agriculture in Colorado," said Amanda Laban, CDA's Markets Division Director. "Each year we look for ways to leverage dollars in the most impactful way to provide truly meaningful opportunities to those looking to start or expand their skills in agriculture."

Projects supported by this grant help future leaders grow by gaining new skills or experiences.

With its grant, CSU Extension will develop a cohort of young leaders

to deepen their understanding of Colorado's food system, participate in peer-to-peer learning and mentorship, and present at the 2026 Colorado Food Summit.

The other organizations and educational institutions selected for funding include Adams State University in Alamosa County, Ag and Food Lab in Adams County, Hispanic Women's Farming Proyecto in Larimer and Weld counties, San Luis Valley Local Foods Coalition in Alamosa County, Stratton School District R-4 in Kit Carson County, and Valley Food Partnership in Montrose and Delta counties.

NextGen Ag Leadership Grants

are available annually. The program website will be updated with information about next year's application cycle, and anyone can sign up for email updates about this grant opportunity.

Supporting future generations of agriculturalists is one of CDA's strategic priorities. This priority includes increasing access to land and capital

for beginning farmers, expanding internships and educational opportunities, and promoting agricultural science and career exploration for students. Developing leaders has been one of CDA's Wildly Important Goals for several years, and focuses on cultivating a strong network of leaders who can drive Colorado's agricultural future.

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Arson

■ **Continued from front**
reached out to the district attorney's office for discovery, and that same day he discovered video still shots in possession of The Denver Post, with other outlets also having the photo.

He called it "troubling, to put it mildly," but indicated later he was not blaming the district attorney's office.

He also discussed the public comments made by people such as Colorado Secretary of State Jena Griswold and clarified that his client is presumed innocent.

Further discussion on the matter related to the detail missing from Ottman's proposed order and limitations of the court's jurisdiction over people like the secretary of state.

Fay echoed the concerns regarding Bryant's right to a fair trial if the case proceeds to trial.

Ottman was directed to file an amended proposed order.

Fay also made known during the July 23 appearance that it is alleged that Bryant at some point created a "pamphlet" depicting Fay as Krusty the Clown, which he noted he thought was comical until he noticed the SS tattoo on the neck of the clown, offering that the parties could consider any potential conflict.

"Thank you for that information," Ottman said.

Fay added that he had no firsthand information on the matter.

Bryant's next court date will be a preliminary hearing demand, which was set for 2 p.m. on Sept. 3.

Bryant was taken into custody on Thursday, June 26, with his arrest announced by the Pagosa Springs Police Department (PSPD) the following day in a press release sent to The SUN.

According to the June 27 press release, on June 12 at approximately 1:17 a.m., Archuleta County Com-

bined Dispatch received a fire alarm notification from 449 San Juan St., the location of both the Archuleta County Assessor's Office and the Archuleta County Clerk's Office.

PSPD Officer Colton Calavan was the first to respond and observed evidence suggesting that the fire was intentionally set, according to the press release.

It further notes that, throughout the investigation, a suspect vehicle was identified, with the vehicle subsequently linked to Bryant.

Subsequently, search warrants and arrest warrants were issued for Bryant on Wednesday, June 25, according to the press release, and, on Thursday, June 26, Bryant was taken into custody.

"Due to the nature of the attack on a government facility, Mr. Bryant faces serious charges, including first-degree arson, use of an incendiary device, and possible federal charges related to threats against public infrastructure," the press release states.

It adds this "complex case" resulted from the collaborative efforts of multiple agencies, including the PSPD, Archuleta County Sheriff's Office, Pagosa Fire Protection District, Colorado Bureau of Investigation, Bureau of Alcohol, Tobacco, Firearms and Explosives, and Federal Bureau of Investigation.

"This incident was a deliberate and dangerous act against a vital part of our community's democratic and administrative infrastructure," the press release states. "Thanks to the extraordinary cooperation of our law enforcement and emergency partners, we were able to quickly identify a suspect and begin the process of restoring justice and safety to our community."

On July 14, the state put out news of the June 26 arrest and issued statements regarding the incident through a press release from Colorado Secretary of State Jena Griswold's office.

"It is appalling that a Colorado elections office was firebombed, and even more so that the suspect has a history of spreading election conspiracies. Attacks on democratic institutions must be strongly condemned," said Griswold via the July 14 press release. "I take any threat to elections incredibly seriously, and thank law enforcement for their hard work on this case. We will support the Archuleta County Clerk's Office and ensure they are able to fully recover from this attack."

"The Colorado County Clerks Association is grateful to federal, state, and local law enforcement and the Colorado Department of State for their prompt and professional response to this situation. While the investigation remains ongoing, we unequivocally condemn any deliberate act or threat of political violence," said Matt Crane, executive director of the Colorado Clerks Association. "Colorado's County Clerks and their teams serve as nonpartisan and trusted stewards of our democratic process. Any attempt to intimidate or harm them—or compromise their facilities—is an affront to democracy itself and should be prosecuted to the fullest extent of the law."

The press release further states, "Video footage obtained during the investigation assisted law enforcement in identifying the suspect, who has also publicly expressed election conspiracies and anti-tax beliefs according to the affidavit for arrest warrant.

"According to the same affidavit, a 'Molotov cocktail-type device' was

thrown into a room that holds voting equipment. Both the County Assessor and County Clerk's Offices were affected. The suspect was arrested for first degree arson, a class four felony, and possession of an explosive or incendiary device, a class five felony."

In Bryant's initial court appearance following his arrest, Clay Buchner, then the assistant district attorney, suggested Bryant has ties to the community and little criminal history before alleging the action he is suspected of may have been a retaliatory act.

Ottman called the affidavit entirely circumstantial and centered a lot on Bryant's political views, which he later noted are protected under the First Amendment.

He noted the allegations were "thin" at the time.

He added that Bryant has been in the community for 20 years, ran for political office and has no criminal history.

Bryant ran for Archuleta County sheriff in 2022 and lost to the current sheriff, Mike Le Roux, with Le Roux receiving 4,775 votes and Bryant receiving 1,206 votes. A third candidate, Monica Medina, received 1,589 votes.

Bryant's bond was set at \$10,000 cash surety, which Fay noted is statutory for the offense Bryant was arrested on. Conditions on the bond included having no weapons and no contact with the 449 San Juan St. offices.

Bryant later met that bond and was released.

He again appeared in court on July 2, with the filing of charges continued and additional discussion held on what properties related to Archuleta County should fall under a protection order.

randi@pagosasun.com

Changes

■ **Continued from A5**
Medina about the thought behind removing the fees, O'Dell explained he was sort of thrown into the situation, but in his understanding it was "just to remove a lot of the unnecessary fees."

He then explained changes in the Planning Department fees, noting that the department used to have a double fee as its late fee, explaining there was no difference in being 30 days late or multiple months late.

O'Dell explained that the change being proposed would charge an additional 25 percent of the initial permit fee for being up to 30 days late on a permit renewal, and would tier up from there to 180 days late being a double fee.

O'Dell also highlighted changes to the Water Quality Department fees, noting the new construction, after-the-fact and major alteration permit fees are being reduced.

He explained that the only addition in the Water Quality Department fees is the site and soil preconstruction fee, which staff had started doing last year for a few months and "felt that it was unnecessary to sit there and watch the installers dig soil pits."

He explained that engineers were typically on-site as well, so the county began letting installers perform this on their own "without any oversight from the county."

He noted that the county then began receiving complaints from installers that engineers quit showing up and they were concerned about soils not being verified properly.

No other comments from the commissioners were given on the matter prior to voting unanimously to approve the proposed changes discussed by O'Dell and Le Roux at the board's meeting the afternoon of July 16.

The approved resolution and amended fee schedule can be viewed online under the July 16 meeting agenda at <https://www.archuletacounty.gov/archuleta-county-co-official-website/agendas-and-minutes/>.

Fire code rejected

During the July 16 meeting, the BoCC also unanimously rejected approving a separate resolution for the county to adopt the 2015 International Fire Code (IFC).

The BoCC was initially briefed by Flowers and Pagosa Fire Protection District (PFPD) Chief Robert Bertram in regard to the county adopting the 2015 IFC during the July 1 work session.

During that work session, Flowers explained that she and Bertram discovered that, in 2019, the county adopted building codes from 2015 that included residential codes, existing building codes and a mechanical code.

"All those codes were adopted in 2019. They did not include in that list of codes the fire code," Flowers said, explaining her presumption was that the BoCC at the time "felt that the fire code was not a building code," and therefore felt it did not need to

include it.

She then explained that thanks to Bertram's research, under Title 32, "his department is required to enforce within each jurisdiction the codes adopted by that jurisdiction, not by his department."

She noted that the PFPD adopted the 2015 fire code, but that doesn't help, with the most recent fire code adopted by the county being the 2009, "because he has to enforce whatever code we've adopted."

"Many and most of the things addressed in the fire code are also mirrored in the building code," Flowers added. "So, it wouldn't really change how we do building."

She also noted the fire code only applies to commercial construction.

"The fire code only applies to commercial construction; doesn't have anything to do with residential construction," she said.

Medina asked how adopting the 2015 IFC would affect commercial construction, with Flowers explaining "it provides performance criteria for vehicle barriers instead of prescriptive design."

She explained that performance standards are already in the 2015 International Building Code adopted by the county.

"Even if you adopt the fire code, it doesn't change commercial construction," she added.

Bertram explained that if the county adopted the IFC, "it's not gonna affect any current projects we have going."

He explained the biggest thing for the PFPD would be that new construction sites would have to install radio repeaters in the building.

"This is more of a cleanup item in my mind," he said.

Bertram noted that for a "large project," having to add a radio repeater might cost a developer an additional \$1,000.

Bertram also noted the code has been in effect within the Town of

Pagosa Springs.

"It's something they've been enforcing," he added.

While reviewing the IFC, Medina stated, "It's easy for us to sit here and say it's not gonna be a huge impact to the community overall, but I really want to understand what's involved."

She then questioned matters in the code dealing with staircases and fire escapes, along with sprinkler suppression systems.

"Most of the new construction, though, is going to be subject to sprinklers," Bertram said.

Medina then asked Bertram why the county should adopt the 2015 IFC.

"It was an oversight," Bertram replied, indicating it would be better for everyone in the community to be working off the same code going forward.

Medina responded that she had talked with the former commissioners as to why the code wasn't adopted, stating, "it wasn't an oversight," and that the former BoCC chose not to adopt the code because they felt like it "was burdensome on the commercial businesses."

Medina then asked Bertram again why the county should adopt the code, with Bertram responding it would bring the county up to date with the rest of its codes, avoiding any potential conflict.

Prior to voting on the matter during the July 16 meeting, County Manager Jack Harper explained that it was "intentional" that the BoCC did not adopt the IFC previously.

Medina explained that she confirmed with two former commissioners that the BoCC was approached by a group of constituents wanting the BoCC to not adopt the IFC at that time.

"It wasn't an error ... it was intentional," she said.

Brown explained that Medina's account of the BoCC not adopting the IFC before was correct and that it was

intentional by the BoCC at the time.

"Per Title 32, the Pagosa Fire Protection District must use the fire code adopted by the County for all commercial plan review and fire inspections within the County. It has been discovered that back in 2019, when the Board of County Commissioners adopted the 2019 International Building Code, Residential Code, Fire Gas Code, Mechanical Code, Swimming Pools & Spas Code, Existing Building Code, and Energy Conservation Code, they did not also adopt the 2015 International Fire Code, leaving us on the 2009 IFC. This appears to have been an error of omission due to an assumption that the Fire District's adoption of the 2015 IFC would suffice. There are no changes between the 2009 and 2015 IFC that will effect [sic] construction requirements which are not already in effect through the 2015 IBC Adoption," the July 16 agenda states.

Ranson then motioned to adopt the 2015 IFC, which died for the lack of a second.

Following Ranson's failed motion, Brown moved not to adopt the 2015 IFC, with that motion unanimously approved by the BoCC.

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Resignations

■ Continued from front

“I have been blessed to find intelligent, thorough, and measured professionals who have enthusiastically joined me in that effort,” she writes, adding that she and her co-workers have “worked every day to create a level playing field for everyone in Archuleta County, regardless of who they are or who they know.”

She goes on to explain that her team avoided accepting any legal liability for the county “by focusing on the words in the governing documents you have given us and mandated that we enforce,” noting her department’s daily mantra is, “What does the regulation say?”

She goes on to write, “That is how every single decision is made by our staff. If it is in the regulation, we must do it and if it is not in the regulation, we cannot do it. No emotions, no favoritism, no looking the other way.”

Flowers notes in her resignation letter that each individual who comes to the Archuleta County Planning Department has “an important and relevant perspective and an experience that matters, and they must be treated with the utmost patience, care, and respect.”

She adds that the “core tenet” of the Planning Department’s job is to explain rules and standards adopted by the BoCC and apply them to applicants.

“We hear them out, we empathize with their feelings, and we educate them about the meaning of the various rules. Then we strive to find a way to help each person get to ‘yes,’ if possible.

“But common sense should tell you that in some situations, a ‘yes’ for one person may amount to a ‘no’ for another. For instance, if someone comes to us for a setback variance in a floodplain area, the staff makes sure they have complied with every standard adopted by the Board and then comes to you with a staff report showing how they meet the criteria for that ‘yes.’ But perhaps the neighbors come to you in private and in the public with an emotional and irrational argument that 15 feet would essentially destroy their lives, so you vote ‘no.’ It should be clear to you that in many cases, we can’t just get ‘them’ to a ‘yes’.. because there are usually two sides to the matter. No matter the decision, someone will be disappointed,” Flowers writes.

In May, the BoCC unanimously denied a variance request for a property located in the Rio Blanco subdivision that would have allowed a front and side setback encroachment of a proposed detached garage of 15 feet. Planning Manager Owen O’Dell presented the request to the BoCC, which included a staff recommendation for motion to approve the variance.

For more information, see the related article in the June 6 edition of The SUN titled “County denies setback variance, counter to staff recommendation.”

In her letter, Flowers goes on to explain that by focusing on the rules explicitly, the Planning Department avoids being arbitrary.

“When the Board ignores the care-

fully detailed facts showing what the rules say, the conditions of approval to ensure full alignment with those rules, even detailed summaries of the neighbors’ comments compared to the facts provided to inform your decision, you demean and disregard the careful efforts of my staff by giving in to the pressure and reacting emotionally anyway,” Flowers writes, adding, “Unfortunately, this sort of decision-making fits perfectly with the self-serving, shady, and weak-minded actions I have unfortunately come to expect of this Board.”

She then claims that the commissioners do not have a full understanding of their roles, suggesting that some residents are being protected.

“It has, therefore, become painfully obvious that each of you lack the capacity to understand your role and your responsibility as a county commissioner. You are not kings and queen of the County. You do not have unlimited power. You were not elected to protect your ‘friends’ from the very rules you have adopted,” Flowers writes.

She then explains that the “thankless” work undertaken by the Development Services Department daily ensures that every county resident is treated fairly and consistently.

She adds that the BoCC has been reminded multiple times that it has the power to change the regulations, but that no effort has been made.

“The fact that you have made no effort to make rule changes and instead choose to actively work against and pressure my staff to behave unethically in favor of your pals, shows the depth of your ignorance, laziness, and corruption,” Flowers writes.

She then claims that, instead of acting with courage to protect the county, “you have chosen to belittle, attack, and demonize your employees for doing the difficult work.”

Flowers also claims she was scolded in a public meeting for not enforcing the rules, while also being insulted and name-called along with her fellow employees behind closed doors, “because we won’t ignore the rules for one of your friends.”

She goes on to state that her future with the county is “bleak,” while noting that she is not perfect, but a person of “great personal and professional integrity.”

She writes, “Standing by and watching you disrespect and threaten the people in this County who are trying to do the right thing because we won’t get in line is no longer tolerable to me. I cannot continue to be associated with the profound incompetence and dishonesty shown by this Board on a on a regular basis.”

Flowers also writes that the BoCC believes she is the “problem,” and she will step aside to let the county find its “yes man,” adding that she can only “hope and pray” that the county will realize the value of her and others working alongside her.

Flowers ends her letter by stating, “Archuleta County has been on a good path of late, but this corruption will most definitely derail the efforts of the many outstanding people who live and work here and just want to do their part to make the County better.”

In an interview, Commissioner Veronica Medina, when asked about Flowers’ resignation, stated, “Those are personnel matters and we don’t give comment in regards to those.”

In separate interviews, Commissioner Warren Brown and County Manager Jack Harper both indicated they had no comment, noting it is a personnel matter.

In a separate interview, Commissioner John Ranson mentioned that he was “disappointed” with parts of Flowers’ resignation letter.

“I think it’s a real opportunity for us to take a hard look at where we are and how we want to move forward as far as building and planning goes,” Ranson added.

In his resignation letter, Medved writes, “I understand that my departure may cause some disruption, and I sincerely apologize for any inconvenience this may bring to you and the team. However, due to circumstances, I have made the difficult decision to step down in the best interest of myself and my family.”

Additionally, Medved requests an in-person exit interview with the county’s Human Resource Department “to provide feedback regarding my decision to resign and to share some concerns I have for the County.”

Medina confirmed that Medved would be employed with the county until July 25.

Flowers’ response

In an email to The SUN, Flowers explains that the BoCC never went against staff recommendations “until this past year,” noting there have been a “few” of those instances.

She adds, “But honestly, if they determine that we misinterpreted the regulations, then they should vote differently than we recommend.

“However, when it’s obvious that they are giving into emotional and baseless arguments from [Not In My Backyard, NIMBY] neighbors, even as the attorney is advising them not to, that is embarrassing to say the least.”

Flowers also explains that she understands and expects that the commissioners will receive calls from the public with questions, concerns and complaints about the Archuleta County Land Use Regulations (LUR).

She notes that under previous commissioners — Ronnie Maez and Alvin Schaaf — calls from the public in regard to the county’s LUR were handled as expected, with the commissioners asking about the specific case.

Flowers notes she was able to provide details and “share the language found in the various applicable rules, and show how those rules were applied to his case.”

She adds that the commissioners would then advise the individual to comply with the requirements.

“What is happening now is a citizen calls and provides either a half truth or an outright lie about decisions made by the staff, the com-

missioner tells that person our staff doesn’t use ‘common sense’ or ‘over enforces’ the rules and that he will fix it for the citizen. Then he demands we change our decision or ignore requirements because the person has ‘no options’ — never making any attempt to understand the reasons the staff has taken a particular position, the true facts about [the individual’s] situation, or what the rules actually say,” Flowers writes in her email.

She goes on to explain that the “pressure to disregard requirements” made her job difficult because it teaches people they just need to call the commissioners and they “will get their way.”

She adds, “This is not only profoundly unfair to the hundreds of people who followed the rules and met the requirements for similar projects, but it is, as I said in my letter corrupt.”

Flowers did not provide names of specific individuals in her letter, other than Maez and Schaaf, but states that this behavior is the new norm “for at least one commissioner.”

She then provides two anecdotal situations of the commissioner advising someone to move in before a certificate of occupancy was issued and another case of a commercial property owner not wanting to pave their lot that is connected to a paved county road.

“By telling them to move in, the commissioner accepted unnecessary liability for Archuleta County,” Flowers adds.

She also explains that property owners have the option to apply for a variance from the paving requirement.

“Rather than ask the person to use this process to let the BoCC formally waive the paving requirement, we are pressured to ignore this requirement instead. Again, I could name dozens of people in the time I have worked for the County who either paved or received a proper variance to avoid it. Why should this commissioner’s friend be treated any different?” Flowers writes.

Development director position

During a work session held by the BoCC on July 22, Harper indicated that O’Dell has been named the “acting director” of development services, and that the development director position has been posted.

Harper also indicated that the county will “probably hold off for a bit” on filling the building official position.

He explained that O’Dell has reached out to third-party firms for potential assistance with planning review and inspections.

In a later interview, Ranson commented that O’Dell being named as the acting development director is the “best thing to happen since I took office.”

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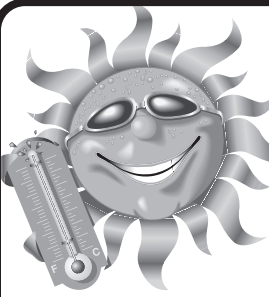
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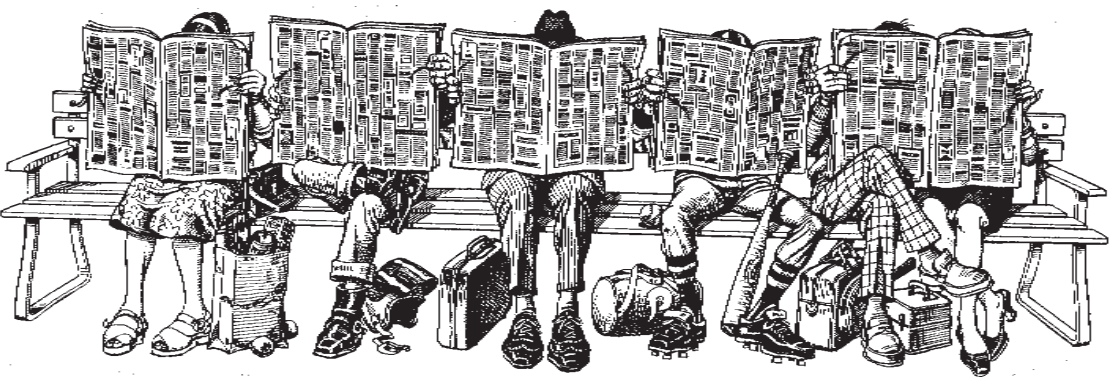
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Revenue

■ **Continued from front**

tals to cover an error uncovered by a lawsuit.

Before discussing those impacts, the board also heard about potential future consideration of a ballot issue to seek to retain current property tax funding levels.

Possible future ballot questions

As part of the presentation of the Strategic Planning Committee's written report, PSMC Chief Administrative Officer Ann Bruzzese spoke to the board about possible future ballot questions, alerting the board members to the fact that the issue will come up again.

"The Strategic Planning Committee felt it would be prudent for the Board to fully understand the potential ballot questions including retaining a company to gather and provide relevant data to the Board. This means that if the Board approves to proceed with ballot questions the questions would likely appear on the ballot for the November 2026 election," the written report from the committee states.

The written report and Bruzzese also provided background information for the board about why the issue will come up and why the district would have a ballot question relating to the Taxpayer's Bill of Rights (TABOR).

Bruzzese began by explaining PSMC operates as an enterprise, or a government-run business, unlike other districts that operate only on tax funds.

"PSMC has continuously operated as an 'enterprise' which generally means PSMC provides services in exchange for fees and receives less than ten percent (10%) of its total revenues from taxes or State of Colorado sources (such as DOLA grants)," the written report explains. "So long as PSMC continues to meet the requirements of an enterprise, the growth restrictions imposed by TABOR and other Colorado statutes apply only to tax revenues; however, if PSMC no longer meets the enterprise requirements, the growth restrictions apply to all revenues even growth resulting from fees for services."

"Sometimes when things are difficult," Bruzzese said, pointing toward the report the board would later hear from Keplinger, "one of the ways in dealing with that is you can pull back with expenses, and another way of dealing with that is pushing forward with more services."

Falling under TABOR's growth restrictions would take the latter option off the table, she indicated, explaining TABOR limits growth to inflation and population, there is another 5.5 percent annual tax increase limit in statute, and a new law set to go into effect next year will impose additional limitations.

"There is a new law (CRS Sec. 29-1-1702) that will be effective for tax collections beginning January 1, 2026 which imposes additional restrictions on revenue growth and spending to 10.5% biennially, although it excludes certain revenues, including from new construction," the written report states. "The law is intended to subject PSMC to this restriction unless and until the Board approves to ask the voters for an override of this new law. The language of the new statute is very convoluted and the actual mechanics of the law are unclear; further legislative fixes and court interpretations may be needed."

Bruzzese noted there is a lot to be worked out with the new law.

She then began addressing the district's mill levy and voter-approved override of the TABOR revenue limits.

"In 2001, the voters approved a perpetual mill levy at a maximum rate of 3.884 mills to assist with the expenses for emergency medical and hospital services," the report states, adding, "The voters of this community have continuously approved a PSMC override of TABOR limits (also known as 'De-Brucing') and the 5.5% annual tax increase limit under CRS Sec. 29-1-301. The voters approved the overrides for the periods 2002-2006, 2007-2016, and 2017 to the end of 2026. To continue these overrides, the Board would need to approve proceeding with a ballot question for voter approval. In short, the TABOR override ballot question does not change the mill levy - instead, it allows PSMC to retain and spend all of the 3.884 mills approved by the voters 24 years ago."

"It's always been important to our bottom line," Bruzzese said of the additional revenue. "If you look at our budget for this year, we hope to do much better, but we had budgeted a bottom line this year of \$40,000."

Next year, it will be up to the board to decide if it wants to ask voters to de-Bruce again, Bruzzese indicated.

One Big Beautiful Bill Act

As part of her monthly financial report, Keplinger explained to the board the expected effect of the One

Big Beautiful Bill Act is more than \$1 million in 2026 for PSMC.

"Based on the timing of the steps in which they're doing some of these cuts, I think the two biggest things that we're gonna see next year — and it is really dependent on what the state does — the supplemental payments are gonna start going away, so they're not going to have matching funds for that. The [Hospital Transformation Program], which we were getting funded at \$521,000 a year to put that into place, that goes away next year."

Keplinger explained PSMC is anticipating an effect of \$795,766.22 from the loss of Medicaid supplemental payments.

Keplinger also addressed the expected reduction in population covered by Medicaid.

According to the Colorado Department of Health Care Policy and Financing (HCPF), one in four Coloradans is covered by Medicaid and 26.44 percent of Archuleta County residents were enrolled in Health First Colorado — Colorado's Medicaid program — for the 2024 fiscal year.

HCPF's Archuleta County fact sheet for the 2024 fiscal year states that an average of 3,771 were enrolled in Health First Colorado per month, with 1,399 of those Affordable Care Act Expansion adults and parents. In addition, an average of 208 children were enrolled per month in the Child Health Plan Plus, also known as CHP+.

Keplinger noted she believes those enrolled in the expanded Medicaid program will be the ones affected in the worst-case scenario.

That, she explained, is projected to have a net effect of \$265,364 on PSMC, for a total estimated reduction in revenue of \$1,061,130.22 in 2026.

Keplinger later noted the state has "a lot of opportunity" with the expanded Medicaid.

Keplinger later noted that provider taxes will start to reduce by 0.5 percent per year beginning in 2028.

"By the time it's done I think we're going to lose about \$1.6 million by 2034," Keplinger said. "So, we just have to prepare for that. That's a big chunk of money for us."

She noted PSMC nets about \$3.2 million each year.

"We have some time to think about that," she said.

Keplinger noted PSMC can grow some things, such as growing its pain management service line and physical therapy to better meet the community's need, but that if rev-

enue growth is capped, "we can do the math."

"H.R.1 — the One Big Beautiful Bill Act (OBBA), was signed into law July 4 and represents the largest cuts to Medicaid since the program began in the 1960s," a July 15 statement by HCPF Executive Director Kim Bimestefer reads. "The Department of Health Care Policy and Financing (HCPF) anticipates that the bill will ultimately result in the large-scale loss of health coverage for Coloradans and an extraordinary, longer term funding shift from the federal government to our state that Colorado's state budget cannot absorb."

State lawsuit

Keplinger also explained that, on top of the anticipated revenue cuts related to the federal act, the state is requesting \$1.4 million.

"UC Health sued HCPF for misclassifying some of its hospitals," the Finance Committee report explains. "UC Health prevailed — meaning HCPF incorrectly collected \$60 million from UC Health. As a result, HCPF seeks to collect its \$60 million error from other hospitals including PSMC."

Keplinger noted PSMC's portion of that that has been published is \$1.4 million.

Keplinger noted the Colorado Hospital Association has stated the requests won't happen.

"I want to believe them," she said, adding HCPF wants to make up for its mistakes by putting it on the backs of other hospitals, but that they will watch.

She also indicated PSMC's future funding will change due to the classification error being corrected.

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Gail Brault
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Barbara Swindlehurst
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Barbara@MountainMeadowRealEstate.com



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Services

■ **Continued from front**

provider, County Technical Services Inc.

Harper indicated that Public Works Director Mike Torres and Building and Grounds Manager Daniel Matyniak will be assisting in coming up with the "scope of work for what they're gonna do," along with developing a timeline for that work.

Harper went on to comment that Giovannini "is still working diligently with Wyndham on the potential lease."

Commissioner John Ranson asked if the county were to indicate it wants to be in the building by a certain date if that would help accelerate the process.

"No," Commissioner Veronica Medina replied, explaining she and Giovannini have been dealing with Wyndham and "going back and forth."

Medina explained that a lease was sent over from Wyndham for the county to review and that it needed "some minor adjustments."

She indicated the adjusted lease was sent back to Wyndham's legal team to review.

"They said that they are kind of like government; it takes them a long time to get anything done," she added.

Harper noted that it took two weeks for Wyndham to send over the initial lease, with Medina commenting that she is hopeful it will not take that long this time, "but right now we're at the mercy of their legal."

Harper added that once the county receives the green light on the lease, it will only take about a week to make the Wyndham building "office ready."

Ranson asked if the lease includes a purchase option.

Giovannini explained there was no option included initially, and that was one of the adjustments made.

Ranson mentioned that having the purchase option is "important," noting the county is on a "time constraint right now."

He added that with multiple entities in the community needing funding, "If the admin building is delayed for any reason, it'd sure be nice to have another option available to us."

Update on services

Following the June 12 arson, multiple county offices were forced to temporarily relocate, which included the clerk and recorder, treasurer and assessor.

"The Clerk and Recorder is now

open for business," Medina said, explaining that the Clerk and Recorder's Office is currently operating out of the county's Department of Human Services building located at 550a Hot Springs Blvd. Monday through Thursday from 7 a.m. to 5 p.m.

Medina noted that residents are able to renew license plates and register vehicles, but that credit card payments are not being accepted at this time and that exact cash or a check is needed.

Medina mentioned that the treasurer is currently working out of the county's administration building at 398 Lewis St.

She also explained the assessor is currently working out of a county building with limited access and therefore is requesting that people call to set up an appointment.

"So, just know they are available. Just call them, make an appointment and they'll be happy to assist," she said.

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2024 ADD-ON CONTRIBUTORS

Ace Appraisal - Jess & Casey Ketchum Afay Enterprises American AgCredit Angela's Flowers Archuleta County Farm Bureau Archuleta County Ironworks Back to Nature Taxidermy Bank of Colorado Basin CO-OP Bauer Electric Bear Foot Garage Doors Blue Allen Bob & Lisa Scott Brent Gottlieb Bucked Off Boutique Burris & Sons Bucking Bulls Cabe's Collision & Customs Canoncito Ranch, LLC Cat Creek Trucking Chase Register Memorial Fund Chris Edwards Christopher Brown City Market Cole's Meat Processing Colorado Dream Homes Hampton & Kay Cornelius Cornerstone Craft Homes Council on Problem Gambling Crazy Horse Outfitters Crossfire Aggregate Service Darren and Carmen Lewis David Faust DEVO Capital Diana Aragon Don Hoover	Doug & Elizabeth Dragoo Doug and Barbara Smith Dr. Joanne Lew-Goltz, OD Echo IT Consulting Edward Jones - Financial Advisor Kelly Maestas Elk Park Ranch Flying B Ranch Goodman's Department Store Greg & Carla Elliott Hair by Kandi Healing Water Resort & Spa Inter-Mountain Propane Jim & MaryAnn Smith Jim & Sandy Bramwell JK Leasing John & Kathy Rogacki Judy Hinojosa Kathy McCarty Ken Shultz Kent & Sharon Jennings Kim Moore Exit Home & Ranch Realty Kips Grill Kirsten & Michael Derr Lauren Henson Leading Edge Financial Planning Lee Riley I Sell Pagosa Leland & Susan Couch Linda Lattin Lobo Outfitters Lou Jean's Salon Lynne & Matt Bridges Marcie Lewis @ Galles Properties Martha Plake Mary Jo Coulehan	McCall Eng Mike & Pam Osborn Mill Iron J Lazy H Ranch Neal McCarty Porter Mountain Homes Rafter C3 Qtr Horses Randy & Katie Betts Richard DeClark Construction Riff Raff Brewing Co. RMC Trucking, LLC Rolling Rock Enterprises Root House Rosemary and Jack Barrett Safari Club International- 4 Corners Chapter San Juan Redimix, LLC San Juan Supply Scott Strategic Investments SOCO Wood & Window SS Construction Stacy Barker Stagecoach Winery Studs Lumber Company Taylor Ranch LP TBK Bank Terry's Ace The Junction Restaurant Thelma Hoover Tim & Tracie McRee Tim Brown and Stephanie Hill Tin Cup Ranch Todd Utz V A Poma Memorial Valissatie's Accounting Valley View Ranch
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Livestock Auction Information: We welcome old and new supporters of the Livestock Auction to support our 4-H kids and their hard work. To learn more about bidding or being an add-on buyer, call Becky Jacobson or Terry Schaaf at (970) 264-5931 or visit www.archuletacountyfair.com

County commissioners split vote for letter of support for Region 9 grant application

By Clayton Chaney
Staff Writer

During a regular meeting held on July 16, the Archuleta County Board of County Commissioners (BoCC) approved a sending a letter of support for the Southwest Colorado Council of Governments (SWCCOG) in preparing a grant application to the Colorado Department of Local Affairs (DOLA) under the Housing Planning Grant Program, funded through Senate Bill 24-174.

The matter was approved by a split vote of 2-1, with John Ranson and Warren Brown voting in favor and Veronica Medina opposing it.

The BoCC was initially briefed on the matter during a work session earlier in the day by Pagosa Springs Community Development Corporation (PSCDC) Executive Director Emily Lashbrooke, who explained the grant being applied for is a Region 9 Economic Development District grant that will assist with performing a regional housing needs assessment on a regular basis.

Lashbrooke explained that Region 9 would perform a regional housing needs assessment that will “call out each municipality” and “eliminate our responsibility on SB24-174 to have to do that study every three years.”

In April, Archuleta County and the Town of Pagosa Springs adopted the 2025 Archuleta County regional housing needs assessment, which was a collaborative effort between the two jurisdictions and the PSCDC.

Lashbrooke indicated that a housing needs assessment is “not a cheap program,” indicating the community paid approximately \$70,000 for the assessment that was completed in April.

She mentioned that the letter of support request is to be able “to do regional studies, which will eliminate our responsibility to have to fund that.”

Lashbrooke explained that “they passed this regulation with no funding tied to it,” explaining that there was dedicated funding available for the first round, “but no future funding prompt.”

Brown indicated his support on the matter, stating, “I just think it makes sense,” in that the county will be required to perform another housing needs assessment and this could be a way for the county to not have to fund the project again in the future.

Medina asked for clarification, mentioning, “As you know I sit on that board, and we discussed it.”

Medina currently sits on the SWC-COG board.

“When we as a board discussed it, it was doing this for regional and doing a template so that everybody has something to follow,” she said, asking, “Again just chasing a grant in order to do something regionally ... is that what this is?”

Lashbrooke explained that Region

9 would compile the report with data pulled from the county and town.

“If it is what we discussed the last meeting, I’m not for it. I’m not for chasing a grant for Region 9 to do work on a regional basis,” Medina said.

She went on to explain that Archuleta County currently has a lot of needs, adding that “Archuleta County’s left out.”

She noted that the county often-times does not get the assistance it needs to complete projects that have

Brown indicated his support on the matter, stating, “I just think it makes sense,” in that the county will be required to perform another housing needs assessment and this could be a way for the county to not have to fund the project again in the future.

been identified.

“And I just don’t see that we are getting what it is that we need,” Medina added.

Later, during the regular meeting, the letter of support was moved from the meeting’s consent agenda and into the new business portion in order to allow for more discussion on the matter.

Region 9 Regional Programs Manager Shak Powers provided more information on what was being requested from the BoCC with the letter of support.

He explained that the request goes back to SB24-174, explaining that it is a “piece of legislation that requires all jurisdictions with a population of more than 1,000 to complete housing needs from certain data sets, with certain required outputs every six years.”

He explained that as a result of the requirements in SB24-174, the state has put out grant funding to assist, “which we are pursuing.”

He noted that he was in communication with the PSCDC with the recent Archuleta County housing needs assessment that was completed, and that assessment was able to meet the state requirements, “and now there will be one due every six years in perpetuity thereafter.”

Powers also added that the assessments “are very time-consuming” and that Region 9 is hoping to be able to automate that process.

Powers described the SWCCOG as the “sister arm” of Region 9, explaining that it “is working towards bring-

ing consultants on” to develop a tool to automate the production of a housing needs assessment every six years.

“We are not asking any of the local jurisdictions for monetary contribution, only for support as we move forward with this endeavor,” Powers said.

Powers noted another benefit of hopefully being able to automate the assessments is that there will be consistency in reporting styles with no mixture of methodologies.

Medina asked if the SWCCOG would be responsible for maintaining the tool developed for producing the assessments, with Powers indicating that, as of now, that is the assumption.

“I’m the vice chair for the SWC-COG,” Medina stated, explaining that she didn’t really recall discussing this matter.

She added, “I mean, I do recall,” and explained she was not in favor of it then either.

Medina also explained that the state is offering technical assistance to jurisdictions to meet the requirements in SB24-174.

“Not sure if we’re trying to do something there’s already assistance for,” she commented, mentioning there are other items that Region 9 could be focusing on. “I just feel like there are other items that I think that Region 9 could focus on.”

She went to reference the Community Development Action Plan (CDAP) between Archuleta County and Region 9, noting that, according to the CDAP, Region 9 will offer county-level data and strategic planning with specific goals and community projects identified.

“While I think this is a commendable undertaking, I think that chasing a grant for this purpose — I just think that maybe Region 9 could focus some of their attention on some of the items that we have on our CDAP,” she said, noting there are matters the county has yet to receive support or communication on, such as a community public engagement portal.

“Archuleta County so often is left out for whatever reason. I don’t think it’s intentional by no means, but, for whatever reason, we’re left out,” Medina said.

Powers explained that Region 9 would work to automate this program statewide to take the burden off of counties in having to fund these studies going forward.

“I think you can smell exactly what’s happening here, is another unfunded state mandate,” Powers said, noting the SWCCOG board will be voting on the matter during its next

meeting scheduled for July 31.

He explained that individual jurisdictions can decide to be in favor of the matter or not, and that if the SWCCOG votes against it, the grant application will be withdrawn.

In response to a question from Brown, Powers indicated Region 9 is pursuing just over \$100,000 with the grant application.

Brown also acknowledged Medina’s sentiments about Archuleta County being left out, noting that he agrees that the county is left out of some conversations, though he’s noticed “historically that we really don’t participate in our own success.”

Brown indicated that he was more in support of Region 9 going after the grant than not, adding that he hopes these efforts make the county a “more recognizable player in our community.”

Business assistance grants

Finance Director Chad Eaton presented the second round of the county’s business assistance grant applications during the July 16 meeting, noting there were eight applicants this round.

After discussion and amendment to a motion, the BoCC ultimately approved awarding a total of \$18,000 to six different businesses located in the downtown main street district to be used for rent, wage and marketing assistance.

While reviewing the applicants, Eaton indicated one application was received from a business outside of the main street district and, therefore, he did not include a recommendation to the BoCC.

The total amount requested from the eight applicants was \$40,000.

Brown also expressed concerns with the awarding funds to the Humane Society, noting that the county already funds that organization through other monies.

“Not sure that’s appropriate,” Brown said, explaining the county budgets dollars already to go toward funding the Humane Society of Pagosa Springs.

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The second of three ComFest concerts, hosted by the Town of Pagosa Springs, draws a crowd to Yamaguchi Park on July 18. The night featured live music from The Powell Brothers. The final ComFest concert of the summer is set for Aug. 15 and is set to feature music from Bank Kamp.



Change of Name
Name of Garrett Evan Funk-Gray is requested to be changed to Garrett Evan Funk.
Published July 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (269282)

COMBINED NOTICE - PUBLICATION
CRS §38-38-103 FORECLOSURE SALE
NO. 2025-004
To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust:
On May 5, 2025, the undersigned Public Trustee caused the Notice of Election and Demand relating to the Deed of Trust described below to be recorded in the County of Archuleta records.
Original Grantor(s): Donald L. Clark and Mary E. Clark
Original Beneficiary(ies): Rio Grande Savings and Loan Association
Current Holder of Evidence of Debt: Rio Grande Savings and Loan Association
Date of Deed of Trust: December 09, 2009
County of Recording: Archuleta
Recording Date of Deed of Trust: December 14, 2009
Recording Information (Reception No. and/or Book/ Page No.): 20908887
Original Principal Amount: \$85,000.00
Outstanding Principal Balance: \$37,953.61
Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: Failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.
THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.
LOT 8X, a consolidation of Lots 7 and 8 of Block 5, PIEDRA PARK SUBDIVISION NO. 4, pursuant to a Resolution Approving the Consolidation of Certain Lots in Archuleta County, Colorado recorded March 8, 2000 as Reception No. 20002323.
Purported common address: 254 Deer Park, Arboles, CO 81121.
THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN OF THE DEED OF TRUST.
NOTICE OF SALE
The current holder of the Evidence of Debt secured by the Deed of Trust, described herein, has filed Notice of Election and Demand for sale as provided by law and in said Deed of Trust.
THEREFORE, Notice is Hereby Given that I will at public auction, at 10:00 A.M. on Thursday, 09/04/2025, at the Archuleta County Treasurer's Office at 449 San Juan St., Pagosa Springs, CO 81147, sell to the highest and best bidder for cash, the said real property and all interest of the said Grantor(s), Grantor(s)' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Evidence of Debt secured by the Deed of Trust, plus attorneys' fees, the expenses of sale and other items allowed by law, and will issue to the purchaser a Certificate of Purchase, all as provided by law.
First Publication 7/10/2025
Last Publication 8/7/2025
Name of Publication Pagosa Springs Sun
IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED;
DATE: 05/08/2025
Elsa P. White, Public Trustee in and for the County of Archuleta, State of Colorado
By: Elsa P. White, Public Trustee
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:
Shay L Denning #36736
Hall, Estill, Hardwick, Gable, Golden & Nelson, P.C.
100 North Broadway, Suite 2900, Oklahoma City, OK 73102-8865 (405) 283-4277
Attorney File # WARDEN
The Attorney above is acting as a debt collector and is attempting to collect a debt. Any information provided may be used for that purpose.
Published July 10, 17, 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (264852)

COMBINED NOTICE - PUBLICATION
CRS §38-38-103 FORECLOSURE SALE
NO. 2025-005
To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust:
On May 3, 2025, the undersigned Public Trustee caused the Notice of Election and Demand relating to the Deed of Trust described below to be recorded in the County of Archuleta records.
Original Grantor(s): Brian Colby Warden
Original Beneficiary(ies): Rio Grande Savings and Loan Association
Current Holder of Evidence of Debt: Rio Grande Savings and Loan Association
Date of Deed of Trust: August 07, 2017
County of Recording: Archuleta
Recording Date of Deed of Trust: August 08, 2017
Recording Information (Reception No. and/or Book/ Page No.): 21704686
Original Principal Amount: \$100,000.00
Outstanding Principal Balance: \$89,071.57
Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: Failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.
THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.
LOT 8 IN CANDELARIA SECOND SUBDIVISION, ACCORDING TO THE PLAT THEREOF FILED FOR RECORD MAY 6, 1969 AS RECEPTION NO. 72118, TOGETHER WITH ANY AND ALL WELLS, WELLS RIGHTS, PUMPS, MOTORS AND WELL EQUIPMENT, ANY AND ALL WELL AND WATER RIGHTS AND DITCH AND DITCH RIGHTS.
Purported common address: 116 Marcial Place, Arboles, CO 81121.
THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN OF THE DEED OF TRUST.
NOTICE OF SALE
The current holder of the Evidence of Debt secured by the Deed of Trust, described herein, has filed Notice of Election and Demand for sale as provided by law and in said Deed of Trust.
THEREFORE, Notice is Hereby Given that I will at public auction, at 10:00 A.M. on Thursday, 09/04/2025, at the Archuleta County Treasurer's Office at 449 San Juan St., Pagosa Springs, CO 81147, sell to the highest and best bidder for cash, the said real property and all interest of the said Grantor(s), Grantor(s)' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Evidence of Debt secured by the Deed of Trust, plus attorneys' fees, the expenses of sale and other items allowed by law, and will issue to the purchaser a Certificate of Purchase, all as provided by law.
First Publication 7/10/2025
Last Publication 8/7/2025
Name of Publication Pagosa Springs Sun
IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED;
DATE: 05/08/2025
Elsa P. White, Public Trustee in and for the County of Archuleta, State of Colorado
By: Elsa P. White, Public Trustee
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:
Shay L Denning #36736
Hall, Estill, Hardwick, Gable, Golden & Nelson, P.C.
100 North Broadway, Suite 2900, Oklahoma City, OK 73102-8865 (405) 283-4277
Attorney File # WARDEN
The Attorney above is acting as a debt collector and is attempting to collect a debt. Any information provided may be used for that purpose.
Published July 10, 17, 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (264852)

COMBINED NOTICE - PUBLICATION
CRS §38-38-103 FORECLOSURE SALE
NO. 2025-005
To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust:
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THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.
LOT 8 IN CANDELARIA SECOND SUBDIVISION, ACCORDING TO THE PLAT THEREOF FILED FOR RECORD MAY 6, 1969 AS RECEPTION NO. 72118, TOGETHER WITH ANY AND ALL WELLS, WELLS RIGHTS, PUMPS, MOTORS AND WELL EQUIPMENT, ANY AND ALL WELL AND WATER RIGHTS AND DITCH AND DITCH RIGHTS.
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NOTICE OF SALE
The current holder of the Evidence of Debt secured by the Deed of Trust, described herein, has filed Notice of Election and Demand for sale as provided by law and in said Deed of Trust.
THEREFORE, Notice is Hereby Given that I will at public auction, at 10:00 A.M. on Thursday, 09/04/2025, at the Archuleta County Treasurer's Office at 449 San Juan St., Pagosa Springs, CO 81147, sell to the highest and best bidder for cash, the said real property and all interest of the said Grantor(s), Grantor(s)' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Evidence of Debt secured by the Deed of Trust, plus attorneys' fees, the expenses of sale and other items allowed by law, and will issue to the purchaser a Certificate of Purchase, all as provided by law.
First Publication 7/10/2025
Last Publication 8/7/2025
Name of Publication Pagosa Springs Sun
IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED;
DATE: 05/08/2025
Elsa P. White, Public Trustee in and for the County of Archuleta, State of Colorado
By: Elsa P. White, Public Trustee
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:
Shay L Denning #36736
Hall, Estill, Hardwick, Gable, Golden & Nelson, P.C.
100 North Broadway, Suite 2900, Oklahoma City, OK 73102-8865 (405) 283-4277
Attorney File # CLARK
The Attorney above is acting as a debt collector and is attempting to collect a debt. Any information provided may be used for that purpose.
Published July 10, 17, 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (264845)

COMBINED NOTICE - PUBLICATION
CRS §38-38-103 FORECLOSURE SALE
NO. 2025-005
To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust:
On May 3, 2025, the undersigned Public Trustee caused the Notice of Election and Demand relating to the Deed of Trust described below to be recorded in the County of Archuleta records.
Original Grantor(s): Brian Colby Warden
Original Beneficiary(ies): Rio Grande Savings and Loan Association
Current Holder of Evidence of Debt: Rio Grande Savings and Loan Association
Date of Deed of Trust: August 07, 2017
County of Recording: Archuleta
Recording Date of Deed of Trust: August 08, 2017
Recording Information (Reception No. and/or Book/ Page No.): 21704686
Original Principal Amount: \$100,000.00
Outstanding Principal Balance: \$89,071.57
Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: Failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.
THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.
LOT 8 IN CANDELARIA SECOND SUBDIVISION, ACCORDING TO THE PLAT THEREOF FILED FOR RECORD MAY 6, 1969 AS RECEPTION NO. 72118, TOGETHER WITH ANY AND ALL WELLS, WELLS RIGHTS, PUMPS, MOTORS AND WELL EQUIPMENT, ANY AND ALL WELL AND WATER RIGHTS AND DITCH AND DITCH RIGHTS.
Purported common address: 116 Marcial Place, Arboles, CO 81121.
THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN OF THE DEED OF TRUST.
NOTICE OF SALE
The current holder of the Evidence of Debt secured by the Deed of Trust, described herein, has filed Notice of Election and Demand for sale as provided by law and in said Deed of Trust.
THEREFORE, Notice is Hereby Given that I will at public auction, at 10:00 A.M. on Thursday, 09/04/2025, at the Archuleta County Treasurer's Office at 449 San Juan St., Pagosa Springs, CO 81147, sell to the highest and best bidder for cash, the said real property and all interest of the said Grantor(s), Grantor(s)' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Evidence of Debt secured by the Deed of Trust, plus attorneys' fees, the expenses of sale and other items allowed by law, and will issue to the purchaser a Certificate of Purchase, all as provided by law.
First Publication 7/10/2025
Last Publication 8/7/2025
Name of Publication Pagosa Springs Sun
IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED;
DATE: 05/08/2025
Elsa P. White, Public Trustee in and for the County of Archuleta, State of Colorado
By: Elsa P. White, Public Trustee
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:
Shay L Denning #36736
Hall, Estill, Hardwick, Gable, Golden & Nelson, P.C.
100 North Broadway, Suite 2900, Oklahoma City, OK 73102-8865 (405) 283-4277
Attorney File # CLARK
The Attorney above is acting as a debt collector and is attempting to collect a debt. Any information provided may be used for that purpose.
Published July 10, 17, 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (264845)

County of Archuleta records.
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Outstanding Principal Balance: \$89,071.57
Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: Failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.
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First Publication 7/10/2025
Last Publication 8/7/2025
Name of Publication Pagosa Springs Sun
IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED;
DATE: 05/08/2025
Elsa P. White, Public Trustee in and for the County of Archuleta, State of Colorado
By: Elsa P. White, Public Trustee
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:
Shay L Denning #36736
Hall, Estill, Hardwick, Gable, Golden & Nelson, P.C.
100 North Broadway, Suite 2900, Oklahoma City, OK 73102-8865 (405) 283-4277
Attorney File # WARDEN
The Attorney above is acting as a debt collector and is attempting to collect a debt. Any information provided may be used for that purpose.
Published July 10, 17, 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (264852)

DISTRICT COURT, ARCHULETA COUNTY, COLORADO
Court Address: 109 Harman Park Drive
Pagosa Springs, CO 81147
Tel.: 970.264.8160
Plaintiff:
Peregrine Property Owners Association, Inc.
v.
Defendants:
Kelly Brady, et al.
Case No.: 2025CV30027
Attorney for Plaintiff:
Christopher B. Conley (51651)
Eck, Conley & Richardson, PLLC
700 South 21st Street, Fort Smith, AR 72901
Tel.: 479.242.5906
Email: ir@ecrlcgal.com
SUMMONS BY PUBLICATION
TO THE PEOPLE OF THE STATE OF COLORADO
er, James E Wicker, Don W Vickroy, Marita M Vickroy, Samuel David Killinger, Harry A Crissman, Mae Louise Crissman, Carl A Thornton, L Jerilyn Thornton, Minta L Wilson, Thomas O Wilson, Jr
YOU ARE HEREBY SUMMONED and required to appear and defend against the claims of the complaint filed with the court in this action, by filing with the clerk of this court an answer or other response. You are required to file your answer or other response within 35 days after the service of this summons upon you. Service of this summons shall be complete on the day of the last publication. A copy of the complaint may be obtained from the clerk of the court.
If you fail to file your answer or other response to the complaint in writing within 35 days after the date of the last publication, judgment by default may be rendered against you by the court for the relief demanded in the complaint without further notice.
This is an *in rem* action of judicial foreclosure on your timeshare interest(s) located at Peregrine Townhouses for failure to pay assessments to Peregrine Property Owners Association, Inc.
Published in the *Pagosa Springs Sun*
First Publication: July 24, 2025
Last Publication: August 21, 2025
/s/ Christopher B. Conley
Christopher B. Conley
Published July 24, 31, August 7, 14, and 21, 2025 in *The Pagosa Springs SUN*. (269311)

FOR BOARD OF ADJUSTMENTS HEARING ON AUGUST 19, 2025
Travis and Sarah Troxell have applied for a GENERAL VARIANCE on the Parcel in RURAL Sec: 9 Twn: 34 Rng: 1W A TRACT OF LAND IN THE SW4 TRACT DESC 170/368 IN SW4; 9-34-1W 187/340-341 TRACT DESC, at 5503 US HWY 84, Pagosa Springs, CO (PL-VAR-25-026). The property is zoned AGRICULTURAL RANCHING (AR).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 5, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 10 and 24, 2025 in *The Pagosa Springs SUN*. (268413)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 5, 2025
Lucia Gonzales has applied for GONZALES MINOR

Archuleta County Board of Adjustments on August 19, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 24 and August 14, 2025 in *The Pagosa Springs SUN*. (269316)

FOR BOARD OF ADJUSTMENTS HEARING ON MAY 20, 2025
A Safe Place in Pagosa Inc., has requested a GENERAL VARIANCE regarding ENGINEERING REQUIREMENTS, in Lakewood Village: Lot 1 Sec: 19 Twn: 35 Rng 2W, at 2079 Vista Blvd, Pagosa Springs, CO (PL-VAR-25-064). The property is zoned PLANNED UNIT DEVELOPMENT (PUD).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to oodell@archuletacounty.org prior to the public hearing by the Archuleta County Board of Adjustments on August 19, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link. Public comment will be taken at the meeting in person only.
Published July 24 and August 14, 2025 in *The Pagosa Springs SUN*. (269312)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 19, 2025
Travis and Sarah Troxell have applied for a REZONE on the Parcel in RURAL Sec: 9 Twn: 34 Rng: 1W A TRACT OF LAND IN THE SW4 TRACT DESC 170/368 IN SW4; 9-34-1W 187/340-341 TRACT DESC, at 5503 US HWY 84, Pagosa Springs, CO (PL-REZONE-25-017). The property is zoned AGRICULTURAL RANCHING (AR).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 19, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 24 and August 14, 2025 in *The Pagosa Springs SUN*. (269315)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 5, 2025
Cynthia Cornett has applied for Cox East Allison AMENDMENT 2025-01 FINAL PLAT REVIEW, creating Lot 4A2 and Lot 4B2 in Sec: 14 Twn: 32 Rng: 6W, at 119 Cox Circle, Ignacio, CO (PLN-25-057). The property is zoned COMMERCIAL (C).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 5, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 10 and 24, 2025 in *The Pagosa Springs SUN*. (268413)

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Archuleta County Board of Adjustments on August 19, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 24 and August 14, 2025 in *The Pagosa Springs SUN*. (269316)

FOR BOARD OF ADJUSTMENTS HEARING ON MAY 20, 2025
A Safe Place in Pagosa Inc., has requested a GENERAL VARIANCE regarding ENGINEERING REQUIREMENTS, in Lakewood Village: Lot 1 Sec: 19 Twn: 35 Rng 2W, at 2079 Vista Blvd, Pagosa Springs, CO (PL-VAR-25-064). The property is zoned PLANNED UNIT DEVELOPMENT (PUD).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to oodell@archuletacounty.org prior to the public hearing by the Archuleta County Board of Adjustments on August 19, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link. Public comment will be taken at the meeting in person only.
Published July 24 and August 14, 2025 in *The Pagosa Springs SUN*. (269312)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 19, 2025
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Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 19, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 24 and August 14, 2025 in *The Pagosa Springs SUN*. (269315)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 5, 2025
Craig Risk has applied for RIO BLANCO SUBDIVISION A AMENDMENT 2025-01 FINAL PLAT REVIEW, consolidating Lots 15,16,19,10, and 21X, Vacating a portion of Wilshare Court ROW, and a Minor Lot Line Adjustment, Creating Lot 15X2 and Lot 21X2 in Sec: 28 Twn: 34 Rng: 1W, at 92 Wilshare Court, Pagosa Springs, CO (PLN-25-049). The property is zoned RESIDENTIAL (R).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 5, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 10 and 24, 2025 in *The Pagosa Springs SUN*. (268414)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 5, 2025
Cynthia Cornett has applied for Cox East Allison AMENDMENT 2025-01 FINAL PLAT REVIEW, creating Lot 4A2 and Lot 4B2 in Sec: 14 Twn: 32 Rng: 6W, at 119 Cox Circle, Ignacio, CO (PLN-25-057). The property is zoned COMMERCIAL (C).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 5, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 10 and 24, 2025 in *The Pagosa Springs SUN*. (268413)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 5, 2025
Lucia Gonzales has applied for GONZALES MINOR

You have the right to choose the autobody repair facility – no matter who your insurance provider is.

With our DEDICATED TEAM and EFFICIENT SERVICE, we'll get your car in quickly and back on the road in no time.
From minor dents to major collisions, we handle it all with precision and care.
Don't settle for long wait times or subpar service – visit us today and experience the difference!

Precision Autobody & Collision (970) 731-3111
667 Cloman Blvd. Pagosa Springs CO 81147

NEW PHONE NUMBER: (970) 946-3989



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Sales, Service & Repair Boilers & Tank-less Water Heaters

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or by appointment!

Reliability
Matters!

Fully licensed and insured!
Smoke-free vehicles!
Local discount system- just ask!

Courtesy
Counts!



PUC 16400, MCT 0021, DOT 2842985

REVIEW, creating Lot 1-B in Sec: 15 Twn: 35 Rng: 2W, at 335 Rob Snow Road, Pagosa Springs, CO (PLN-25-047). The property is zoned RESIDENTIAL (R).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 5, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 10 and 24, 2025 in *The Pagosa Springs SUN*. (268415)

FOR BOARD OF COUNTY COMMISSIONERS HEARING ON AUGUST 5, 2025
PROJECT SANCTUARY is renewing their WILDERNESS LODGING ESTABLISHMENT BOARD CONDITIONAL USE PERMIT on the Parcel in the SW1/4NE1/4 of SEC 13, TWN 34N, RNG 1W, at 1099 Blue Creek Rd, Pagosa Springs, CO (PLN23-153). The property is zoned AGRICULTURAL RANCHING (AR).
Comments regarding this case may be submitted to Archuleta County Development Services-Planning Department, P.O. Box 1507, Pagosa Springs, CO 81147-1507, telephone: (970) 264-1390 or to PLANNING@archuletacounty.org prior to the public hearing by the Archuleta County Board of County Commissioners on August 5, 2025, at 1:30 p.m. in the County Commissioners Meeting Room, 398 Lewis Street, Pagosa Springs and via Zoom Link.
Published July 10 and July 17, 2025 in *The Pagosa Springs SUN*. (268053)

NOTICE OF PUBLIC AUCTION FOR TREASURER'S DEED 2025-002
To all current occupants, owners, parties of interest, and to all others listed on the mailing list on file at the Treasurer's Office:
You are hereby notified that on June 25, 2025, the Treasurer of Archuleta County, Colorado, sold a tax lien on the following property at public sale to ANNEE G KUEHLER (COP HOLDER).
LEGAL DESCRIPTION: Subdivision: PAGOSA DEVEL SUB 1 Lot: 9 PORTION OF AND: Lot 11 PORTION OF PD 1 Sec: 11 Twn: 35 Rng: 2W
PROPERTY ADDRESS: X COUNTY ROAD 411, PAGOSA SPRINGS, CO, 81147
A Certificate of Purchase was issued to the COP HOLDER for unpaid property taxes for the year 2018-2022. The property was assessed in the name of PAGOSA DEVELOPMENT ("PROPERTY OWNER").
On June 25, 2025, ANNEE G KUEHLER ("LAWFUL HOLDER"), the current certificate holder, filed an Application for a Public Auction of a Certificate of Option for Treasurer's Deed (COO), under C.R.S. 39-11-5-101.
NOTICE: The property will be sold at public auction to the highest bidder at 10:00 a.m. on Wednesday, November 12, 2025. The sale will include the real estate and all interests held by the Lawful Holder, along with applicable fees, costs, and legal charges.
First Publication:
7/24/2025
Last Publication:
8/7/2025
Published in:
PAGOSA SPRINGS SUN
You may track the Public Auction date on the Treasurer's website:
The property may be redeemed at any time before the actual public auction.
Dated: July 10, 2025
/s/ Elsa P. White
ELSA P. WHITE, TREASURER of Archuleta County, Colorado
Published July 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (269317)

NOTICE OF PUBLIC AUCTION FOR TREASURER'S DEED 2025-002
To all current occupants, owners, parties of interest, and to all others listed on the mailing list on file at the Treasurer's Office:
You are hereby notified that on June 25, 2025, the Treasurer of Archuleta County, Colorado, sold a tax lien on the following property at public sale to ANNEE G KUEHLER (COP HOLDER).
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First Publication:
7/24/2025
Last Publication:
8/7/2025
Published in:
PAGOSA SPRINGS SUN
You may track the Public Auction date on the Treasurer's website:
The property may be redeemed at any time before the actual public auction.
Dated: July 10, 2025
/s/ Elsa P. White
ELSA P. WHITE, TREASURER of Archuleta County, Colorado
Published July 24, 31 and August 7, 2025 in *The Pagosa Springs SUN*. (269317)

PUBLIC NOTICE FOR THE WHITE ROCK REVOCABLE LIVING TRUST
By this publication the WHITE ROCK REVOCABLE LIVING TRUST Certificate of Assumed Name is publicly recorded in Office of County Clerk, ROCKWALL, TEXAS file number 20250

Water conservancy continues reservoir engineering progress

By Josh Pike
Staff Writer

The San Juan Water Conservancy District (SJWCD) Board of Directors discussed its progress on engineering for the district’s reservoir project at Running Iron Ranch at its July 21 special meeting.

SJWCD board member Randy Cooper updated the board on the district’s progress in securing engineering services for the reservoir project.

He explained that he had reached out to and met with four engineering firms and explained that the district is putting together a request for proposals (RFP) for engineering at the reservoir site and was looking for input on what should be included in this RFP.

He noted that all of the firms were “very responsive” and sent the district materials and comments about engineering on the project.

Cooper stated that SJWCD board member Charles Riehm worked with him on interviewing the firms, but that the RFP was not yet finalized

since Riehm was out of town.

He stated that all the firms expressed that yield models for the reservoir, including historical and projected flows and evaporation, need to be redone.

Cooper added that all of the firms understood that the work would have to be done in “bite-sized chunks” since the district needs to seek funding or grants to support the engineering.

The RFP will likely be done next week, Cooper said, once Riehm returns.

He stated that all the firms would be able to provide expertise in the variety of disciplines needed for the reservoir engineering.

Cooper added that the RFP would need to be structured around government funding criteria since the district will likely be pursuing government funding for the project, which would mean the RFP would need to cover the qualifications of the engineering firm as well as the work.

In response to a question from SJWCD board member Rodney Prof-

fitt, Cooper explained that most of the firms would need to contract out some aspects of the project since they did not have all the relevant expertise in-house.

Proffitt then asked about Cooper’s timeline on finishing the RFP.

Cooper stated that he planned to have the RFP done before the district’s August meeting and that the district could potentially sign a contract by the end of the year, assuming it has sufficient funding.

Cooper commented that he “thoroughly enjoyed” talking with the firms and that all the firms had experience of building reservoirs in the region.

Following more discussion of the details of the reservoir engineering, SJWCD board president Candace Jones concluded the discussion by commending Cooper for the “great progress” being made on the engineering.

The board’s next meeting is set for 4 p.m. on Aug. 18 at its office at 46 Eaton Drive, Suite 5.

josh@pagosasun.com

Town council approves licenses for businesses to operate on town-owned spaces

By Derek Kutzer
Staff Writer

On July 15, the Pagosa Springs Town Council approved two revocable business licenses, allowing an ice cream vendor and pedicab service to operate on town-owned spaces.

Both the ice cream vendor and pedicab service will utilize different types of tricycles to provide their services to their customers.

The trike e-bike, which would be utilized by Neil Tillapaugh, owner and operator of Lion’s Pride Ice Cream, is a three-wheeled human or electric motor powered tricycle.

Pedicabs, which would be utilized by the owners of Pagosa Zip Trips, Jason Cox and Mike Candelaria, are a type of three-wheeled human pedal or e-motor powered vehicles used to transport passengers from one place to another.

An agenda document states that Tillapaugh’s “E-Trike is compact (approximately 9 feet long by 3 feet wide) and promotes renewable energy use by keeping ice cream cold using a solar panel system.”

Cox’s and Candelaria’s pedicab service “is intended to offer a convenient and environmentally friendly transportation option for both residents and visitors,” providing “scheduled rides, guided tours, and employee shuttles to key destinations,” the document states.

The business licenses are unique for the town since they would operate on town-owned properties, with the town’s home rule charter only allowing such operations under a revocable permit or license.

The ice cream business would utilize mostly town parks, whereas the pedicab service would be utilizing town roads and streets.

The town charter states, “the Town may grant a permit or license at any time for the temporary use or occupation of any street, alley, other public way, or Town-owned place. Any such permit or license shall be revocable by the Town at any time and without cause, whether or not such right to revoke is expressly reserved in the permit or license.”

The ice cream vendor will mostly be operating in town parks, primarily at Yamaguchi and Mary Fisher parks, said Town Clerk April Hessman at the meeting.

Hessman added that Tillapaugh has promised that he will not obstruct traffic or interfere with park operations while selling his ice cream, saying that he plans to sell on weekends and busy weekdays from April through October in the parks.

She said that both the police and parks and recreation departments reviewed Tillapaugh’s application for the license and that any questions they had were “discovered and responded to” by Tillapaugh in a satisfactory manner.

She noted that the main concern was if Tillapaugh was selling ice cream on or near a public trail, “making sure that if he is on a trail ... he can’t block it, he can’t have a queue where people are waiting in line. He can’t block any public trail or walkway.”

When opened to questions, council member Leonard Martinez said that he “loves having his grandchildren here” and misses “the fact that we don’t have anybody going around town selling ice cream. It was so special to have that available.”

Council member Gary Williams said that the ice cream business would “add vitality to our town” and that he looks forward to trying the product.

Tillapaugh explained that he has operated for the last few years in town, mainly doing public events, but he wants to expand his operations beyond events.

Mayor Shari Pierce asked if the language of prohibiting the ice cream vendor from blocking trails and public right of ways would be written into the revocable business license, “so that we have the ability to enforce that if we need to?”

Hessman replied that Town Attorney Bob Cole would “help” to write the language of the permit and that it would include “details on prohibiting blocking trails and things like that.”

When a motion was made to approve the ice cream trike to operate on town property, it was seconded and passed by the council, with Pierce opposing.

Pierce explained that she opposed the license at this time because, “I just feel that we need more discussion on this for safety and just for those reasons.”

When the pedicab application came up next, Hessman said that “the service would be using our roads” to transport passengers from point A to point B.

She explained that the service plans on “going to the East End” quite a bit, and would need to cross the U.S. 160 bridge, adding that approval from Colorado Department of Transportation (CDOT) was obtained to use the highway to cross the bridge.

She further explained that the license would be similar to the ice cream license in that the owners would need to agree to the terms and it would be revocable.

Cox, who was at the meeting to represent the business, said, “We were looking for something to add on to help with the construction” to help people get around easier.

Cox explained that they originally planned on utilizing newly created town parking lots to give people rides

to their destinations, but that “I’ve seen very little use of the public parking lots.”

He added, “So, running the route over there doesn’t make much sense.”

He noted that, instead, he is now planning on doing a dispatch service.

He stated that he was asking the council for “a set of rules that bind us to how we want to operate in general, which is to minimize the use of the riverwalk trail ... and not to block people, not to be in high traffic areas, but we want to try to move people around downtown, particularly during the construction.”

He added, “The long-term idea is that this is a community benefit that will be ongoing well beyond the construction period.”

The business would probably start with “one four-passenger vehicle and see where it goes from there” and would not “charge anything to start the first year,” he said.

Hessman added that the town attorney would help draft the terms of the revocable license in this case as well.

Council member Brooks Lindner said, “people love pedicabs, and I think it would be something fun and beneficial for our tourists and locals alike.”

Williams noted that he would urge the town to be “less restrictive early on” while the business figures out how it’s going to operate.

Cox said, “This isn’t a way I’m going to go be a retired millionaire. It really truly is something we’re trying to do to be mutually beneficial for the community long-term.”

The operation probably won’t get started until late August and could run until about mid-October, he stated, adding, “Right now, we are still in the discovery process ... we’re really looking to get started in the downtown core to address the issues that the CDOT construction project presents to downtown businesses.”

Pierce asked about the training of the drivers, with Cox replying that they would be trained by a long-time pedicab operator in Pueblo, Colo., but that there is no special driver’s license required for pedicab operators.

“It’s his full-time job and he is a trainer by definition, so he’d also be willing to train us,” he added, saying that the operator would also be willing to “lease us a vehicle” to get started.

“There’s no official credentialing service for this,” Cox said.

When a motion was made to approve Pagosa Zip Trips to operate on town roads until the end of its business license term, it was seconded and approved unanimously by the council.

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County receives grant from state’s Electronic Recording Technology Board

By Randi Pierce
Staff Writer

Archuleta County is one of 18 Colorado counties that recently received grants from the Secretary of State Office’s Electronic Recording Technology Board (ERTB).

According to a July 22 press release, the ERTB awarded more than \$1.6 million in grants in the first two quarters of 2025 to 18 counties.

Archuleta County received \$170,789, it notes.

Archuleta County Clerk and Recorder Kristy Archuleta explains via emailed that \$159,000 of the grant is for vendor fees for software and storage for the years of 2023 to 2025, with another \$11,000 going for a new firewall for the county.

“As long as it benefits the recording side of everything, it can be countywide,” she wrote.

“My office works year-round to ensure counties in every corner of Colorado have the resources they need. I’m proud of our work to provide these grants, which allow counties to better serve their constituents and make public documents more accessible to anyone who wants them,” said Colorado Secretary of State Jena Griswold.

The ERTB was created in 2016 with the mission of developing, maintaining, improving, replacing or preserving land records systems in our state,

Local

Cameron Lucero

Cameron Lucero, of Pagosa Springs, was among those who received degrees from the University of Northern Colorado at the end of the spring 2025 semester.

Lucero earned a Bachelor of Science in business administration.

the press release explains. The board’s statutory authority was renewed in 2021 with new legislation that allows the board to consider security improvements for counties’ land recording systems, it notes.

“The grants help counties — espe-

cially in rural Colorado — invest in technological upgrades. Since its creation, the board has awarded more than \$20 million dollars to ensure county clerks are able to improve and maintain property records and other important documents,” the press release states.

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SUN photo/Randi Pierce

Treasure Falls flows Sunday evening, ahead of the week's rain. As of Wednesday, fire restrictions remained in place in the San Juan National Forest, with fire danger for the lower elevations at very high and for the higher elevations high.



preview

ARTS & LIFE

Mountain Light Music Festival

July 31, 7 p.m. • Aug. 1, 6 p.m.



Photo courtesy Jon Whitaker

Mountain Light Music Festival to present concerts July 31, Aug. 1

By Mary Heirholzer
Mountain Light Music Festival

Now in its 10th season, the Mountain Light Music Festival (MLMF) is an exclusive chamber music festival that makes its home in Pagosa Springs.

For two weeks in the summer, top musicians from around the country trade in the concert hall for the fresh air and breathtaking views of Colorado.

The visionary festival was founded in 2015 trombonist Brent Phillips, who is on faculty at the University of Houston's Moores School of Music.

As a boy, Phillips visited Pagosa each summer to participate in Voice of the Wilderness (VOW) outdoor adventures led by Chet Russel, backpacking through the glorious San Juan mountains and forests.

When the former "President's Own" U.S. Marine Band trombonist became a professor at Baylor University, Pagosa kept calling him back, and he launched the MLMF through VOW in a fruitful, decade-long partnership.

Directed by Phillips and faculty Jon Whitaker, the

MLMF accepts an elite pool of collegiate musicians to participate each summer. The group is frequently joined by professional guest artists from University Texas El Paso, the Houston Symphony, Houston Grand Opera, Dallas Opera, Baylor University and more.

Thursday, July 31: Trombone Summit

What better place to hear movie music than the classic Liberty Theatre? Cool off with music from big screen favorites like "Raiders of the Lost Ark," "Star Wars," "Star Trek" and "Ben Hur," and get in the summer spirit with American patriotic themes. Join us for a tribute to our armed forces and our America the Beautiful with the magnificent festival Trombone Choir.

Top off your evening with beverages in the lobby. Bring the whole family — this two-hour concert with one intermission is a great way to engage young ears.

The concert will be at 7 p.m., with doors opening at 6:30 p.m.

Tickets are \$28.52 at <http://bit.ly/4m5f10V>.

■ See Festival on next page

Live Performers

Thursday
Coyote Moon Lounge: Open Mic with Eric Wade, 6:30 p.m.
The Pagosa Bar: Karaoke, 8 p.m.

Friday
Coyote Moon Lounge: Out on Work Release, 6:30 p.m.
Meltdown on Main: Banjo Joe and Danielle, 5 p.m.
The Springs Resort lodge atrium: Taryn Jones, 5 p.m.

Saturday
Coyote Moon Lounge: KNFRMST, 7 p.m.
The Springs Resort lodge atrium: Maxwell Miller, 5 p.m.

Sunday
Coyote Moon Lounge: San Juanderer Andrew Schumann, 5 p.m.

Monday
Coyote Moon Lounge: The Life Jackets, 7 p.m.

Tuesday
The Springs Resort lodge atrium: Dustin Burley, 5 p.m.

The PREVIEW is a publication of

The Pagosa Springs
SUN

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O'Rourke Media Group — Pagosa Springs, LLC
ISSN 2835-3994 (Print) • ISSN 2835-4001 (Online)

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Creation Care Pagosa to hear about 'Fire in Our Lives' July 24

By Herb Grover
Creation Care Pagosa

On Thursday, July 24, at 6 p.m. at the Community United Methodist Church (CUMC) on Lewis Street, Creation Care Pagosa will host Al Pfister for his presentation of a program entitled "Fire in Our Lives."

The lack of snow this past winter, coupled with the delayed appearance of this year's monsoon, has heightened our awareness of how vulnerable our community is to wildfire.

Indeed, several small (thankfully), lightning-caused fires have been responded to within a few miles of Pagosa Springs in the past couple of weeks.

Fire is a natural process in the dry-mixed conifer forests of our region, making our choice of building sites more problematic.

But, there are things we can do to help make our homes and our community less likely to experience the catastrophic consequences of wildfires.

Pfister will enlighten us on actions we can take and programs available to help reduce the threat and impact of wildfires in our area.

Pfister retired after more than 30 years as a fish and wildlife biologist and natural resource manager for the U.S. Fish and Wildlife Service and other federal agencies.

He is well-known in Pagosa Springs, having served on several boards and committees, including the Upper San

Juan Watershed Enhancement Partnership, San Juan Water Conservancy District, Pagosa Pickleball Club, Geothermal Greenhouse Partnership and Weminuche Audubon, as well as serving as an ambassador for the Wildfire Adapted Partnership.

In lieu of a community meal, we have opted to host a dessert pot-

luck with this month's meeting. We will provide ice cream and some toppings. Please bring some of your favorite desserts to share. Please RSVP if you plan on attending, or, if you have questions, please email the CUMC secretary (secretary@cumcps.org) or Herb Grover (hgroverco@gmail.com).

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Festival

■ continued from previous page
Friday, Aug. 1: Friends of Mountain Light Music Festival Concert

Your stage is a meadow and your backdrop is the mountains for this free evening of music.

Grab your picnic, drinks and camp chairs to take in the luminous sunset and music in a spectacular alpine setting. Hop in your ATV and side-by-side or take a vehicle up to trek up to the meadow, then stay for a reception with light bites. All are welcome to this free outdoor event.

The concert will begin at 6 p.m., with the meadow opening at 5 p.m. at 300C Columbine Court in Pagosa Springs.

Tickets are not required, but charitable gifts are welcomed at <http://bit.ly/4nN2iSa>.

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Photo courtesy Lynne McCrudden

Miles McCrudden peeks out of a hot air balloon basket. Wings Early Childhood Center will host an end-of-summer event on Aug. 23 that will feature tethered hot air balloon rides.

Wings to host hot air balloon rides in August

By Donna Mosher
Wings Early Childhood Center

Save the date: Wings Early Childhood Center promises a fun-filled Saturday next month with lots of end-of-summer treats and games, and more. The highlight of the day promises to be tethered hot-air balloon rides. The Wings end-of-summer fundraiser helps pay tuition for Pagosa Springs families who otherwise could

not afford child care. Bring the family to enjoy parent/child games, chair massage, kids' yoga, a root beer float stand and more. A remote airplane demonstration is sure to delight the children, and kids 10 and older may learn to fly the planes. Mark Aug. 23 from 8 a.m. to 1 p.m. on your calendar and meet us at the Pagosa Lake Property Owners Association clubhouse.

WHIPS luncheon set for July 29

By Nancy Ford
Women Helping in Pagosa Springs

WHIPS, Women Helping in Pagosa Springs, will have their monthly luncheon Tuesday, July 29, at 11:30 a.m. at the Elkwood Manor Bed and Breakfast on U.S. 84. The cost is \$20. We must have you RSVP to (970) 946-1895 by Sunday, July 27. All women are welcome.



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Archuleta County Fair set to provide rodeo fun

By Tabitha Hart
Archuleta County Fair

It's that exciting time of year again: County fair season is here.

Join us for three thrilling rodeos, where you can either cheer from the sidelines or jump in and show off your skills if you're feeling lucky.

Friday, Aug. 1, 7 p.m.: Don't miss the Rough Stock Tough Enough to Wear Pink Rodeo. This special event honors those who have bravely fought cancer, raising awareness and supporting the Pagosa Springs Medical Center's Center for Cancer and Blood Disorders. There will be a pre-show at 6:30 p.m. with pink pony races.

Saturday, Aug. 2, 11 a.m.: Join us for the Open Rodeo, showcasing the best in rodeo talent.

Sunday, Aug. 3, at 10 a.m.: Bring the whole family to the exciting Kids Rodeo, where young participants can shine.

All events are open for competitors to sign up. Join us for mutton bustin', open bull riding, broncs, mini bulls, horses and more at the fairgrounds.

Come out, support a great cause and have a blast at the Archuleta County Fair. Your participation makes a difference.



This is an awesome 3bedroom, 3.5 bathroom, 3.68 acres tucked into the woods in a gated community. All three bedrooms are en suite and the living area on the second floor is to die for. The whole family can fit into the gourmet kitchen and the decks are all covered, with a hot tub. There is a wood burning fireplace in the great room and one on the covered deck off the dining. The views from inside and outside are incredible and the privacy is worth noting. The garage is large; there is a barn which can be used to store toys or horses. MLS# 826465 \$1,375,000.00



33 Fawn Court
\$949,000

MLS # 824532

This meticulously cared for full-round log cabin, up-town near Lake Forest, spans 2,732 square feet, featuring 4 bedrooms and 3.5 bathrooms. Relax on the covered deck or backyard patio while taking in stunning mountain views. Inside, the open floor plan connects the great room with a cozy fireplace to a modern kitchen boasting granite countertops, high end appliances, and an island for extra prep space. The primary bedroom and bathroom are conveniently located on the main floor. A 2-car garage connects through the laundry area. Upstairs has two bedrooms and a full bathroom, while the lower level offers versatile space for entertainment or an office, plus a fourth bedroom set up as a bunk room with a full bath nearby.

To tour this home go to:
<https://pspixeltree.com/33-Fawn-Ct>



1001 Soaring Eagle Court
\$925,000

MLS # 822945

2 Bed, 2 Bath, 2,073 sq foot house on 36.44 acres. Navajo River Ranch has 2 private entrances into the forest. This home has wonderful views of the San Juan Mountain Range and great decks. 2 tributaries come together to form a seasonal creek called Oil Well Creek on the property.

To tour this home go to:
<https://tinyurl.com/1001SoaringEagleCourt>



109 Carol's Curves
\$299,000

MLS # 824583

The mobile home portion of this residence is 500 square feet. 1304 square feet is stick built. There is also a small cabin built in 1993, 576 square feet with bath and studio kitchen. The 1.2 acres is partially fenced for dog's and the acreage is all usable. The house has large picture windows with very nice views. There are 3 outbuildings, the septic has been inspected.

240 Glade Dr.
\$1,225,000

3 bedroom, 2 bath. Discover an exceptional single-level home in the prestigious Ranch Community, nestled on a sprawling acre-plus lot. Meticulously crafted with every detail in mind, this residence exudes quality and sophistication. The thoughtful design features three spacious bedrooms and two bathrooms, seamlessly integrated with an open-concept kitchen, dining, and living area—perfect for modern living and entertaining. A dual-sided gas fireplace, connecting the living room and primary suite, creates a warm, inviting ambiance for cool evenings. Step outside to the expansive covered deck, complete with a private hot tub, ideal for relaxing while soaking in breathtaking sunsets. Positioned at the end of a tranquil road, this home offers serenity and convenience, with Lake Pagosa just a short stroll away and a premier golf course nearby. Properties of this caliber are rare—don't miss the opportunity to own this extraordinary retreat. MLS# 826768



65 Caballero Drive
\$695,000

MLS # 823461

This home is perfectly located on approximately an acre of land in the Pagosa Lakes area. Open the back door and a 700 sq ft deck will provide additional space for a BBQ grill, plenty of outdoor seating, and a new hot tub for your relaxation and enjoyment. 4 beds/2.5 baths with 2,350 sq. ft.

To tour this home go to:
www.youtube.com/watch?v=qOkhZeKE-GO



324/356/294 Sparrow Circle
\$325,000

MLS # 821243

3 separate lots 4.5 Acres total with no HOA or Covenants. This 2-bedroom 1 bath home is purged and is in very good shape. This is a very solid home with a well-constructed snow shed over the top. There is a 2-vehicle carport and a workshop behind the carport. There is a road behind the house going up the hill to get to a couple of nice building sites. The views are amazing up there. This is an awesome property and if needed the two vacant lots could be sold separately.



471 Deer Trail
\$356,000

MLS # 826138

Discover your mountain retreat in this 2 bedroom, 1 bath log cabin, in Aspen Springs 1 on well-maintained Deer Trail, just a half-mile from Hwy 160. This 1,205 sq. ft. cabin features a living room, dining area, modern kitchen, and a full bath on the main level, with two bedrooms upstairs. The kitchen boasts new cabinets, countertops, and flooring. A wood stove enhances the cabin's ambiance. The property is equipped with a state-of-the-art water filtration system, including reverse osmosis, water softener, and on-demand hot water, professionally installed.



X Tall Pines Place
\$255,000

MLS # 821844

35+ acres in Alpine Lakes Ranch with amazing views of Navajo Peak and the San Juan Mountain range. This property has a number of nice building sites with year-round road maintenance, central water and underground utilities at the road. The subdivision borders thousands of acres of National Forest and hunting is allowed. This is a wonderful property for your horses and it is only 18 miles from town.



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Photo courtesy Carole Howard
Samantha Luck and Trevor Brown are among the actors who will be auctioned off for unique interactions with successful bidders as part of the exciting gala fundraising event on Tuesday, July 29, at 5 p.m. that will showcase the talents of Thingamajig Theatre Company's brilliant summer cast. The gala's online and live auctions are part of an elegant cabaret-style evening of live music and entertainment at the Pagosa Springs Center for the Arts to raise funds for the theater. Gala tickets are \$150 for this dressy evening and are on sale now at pagosacenter.org or by phoning the box office at (970) 731-SHOW (7469).

Actors to be auctioned off at Thingamajig Theatre Company gala, advance online bids taken now

By Carole Howard
Thingamajig Theatre Company

Actors performing in Thingamajig Theatre Company's brilliant summer musicals will be auctioned off as part of the exciting Broadway Gala fundraising event on Tuesday, July 29, at 5 p.m. for unique private events with lucky winners and their friends.

The auction is a highlight of an elegant evening of live cabaret-style music and entertainment at the Pagosa Springs Center for the Arts to raise funds for Pagosa Springs' only professional nonprofit live theater.

Thingamajig fans who move quickly have the opportunity to place online advance bids on multiple one-of-a-kind actor interactions whether or not you attend the gala. If you want to be added to the theater's email list for this and other notifications, send your email address to thingamajig-box@gmail.com.

Only about half of the costs of

Thingamajig productions are covered by ticket sales, so this annual event is crucial to the ongoing health of the theater.

Unique auction items

A look at some of the many innovative and unique auction offerings gives you a good idea of what special enjoyment will be available if you are among the lucky auction winners.

One is a progressive dinner for 10 people where the actors will chauffeur you and your friends to four incredible locations, where you'll enjoy serenades along with wine and cocktail pairings to go with a multi-course meal prepared by the cast.

Another a remarkable auction item is a trip for two to New York City with Thingamajig co-founders Tim and Laura Moore. You'll join them as they audition potential actors to perform in next year's summer musicals. This trip also includes visiting

■ See Gala on next page

Hymn Sing

Sunday, August 3 at 6pm

Everyone is invited to an evening of singing the classic hymns of the faith led by Dan and Venita Burch.

Pagosa Bible Church
209 Harman Park Dr. (behind Wells Fargo)
907-731-3120
www.pagosabiblechurch.org

Artist Reception

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Gala

■ continued from previous page with past Thingamajig performers, enjoying dinners out in the Big Apple and shows on Broadway. Airfare is not included.

Other examples of special interactions that make this auction so distinctive: A campfire sing-along, a card-making event, dinners prepared by Dan Morrison and also by Samantha Luck and Trevor Brown, a whiskey tasting party, a Viennese dinner, dancing lessons with actor-choreographer Andre Spathelf-Sanders with a cameo appearance on stage, and a golf game with Tim Moore and Trevor Brown.

Gala tickets available now

Only about half of the costs of Thingamajig productions are covered by ticket sales. The remainder of the theater’s funding comes from private donors, business sponsors, grants and proceeds from this annual Broadway Gala fundraiser — the most important event of the year to keep the theater up and running.

Tickets are \$150 for the dressy gala evening and are on sale now at pagosacenter.org or by phoning the box office at (970) 731-SHOW (7469).

Here’s a new addition to the gala fun this year: When you buy your ticket, you can note your favorite Broadway song and — for a donation — have it sung by one of the actors at the event.

Other highlights of the evening include a catered meal served by the actors. There will be a cash bar with tips going to the actors.

Gala facts and fun

“We know from previous galas that our guests have been surprised and delighted by the evening’s festivities — and especially the clever and creative auction opportunities,” said Laura Moore, executive director of the theater. “We are deeply grateful for everyone’s support because the

exciting musicals that folks are seeing on stage this summer — and all our other productions throughout the year — would not be possible without the funding raised at the gala.”

Added Tim Moore, artistic director and co-founder of Thingamajig with his wife: “With production costs increasing every year, we urgently need your support to cover essential costs and continue our mission of cultural enrichment and community engagement. Our theater is more than just entertainment. It’s a significant economic driver making significant contributions to Pagosa’s economy, and it’s a community cornerstone providing educational programs and opportunities for local artists and youth.”

Hit Broadway musicals

Thingamajig has earned a reputation as one of the premiere venues for live professional theater in Colorado. Talented actors, singers, dancers, directors and designers have come from as far away as New York City and California to present another blockbuster summer season.

There are a total of 37 in the cast and crew here this summer to make that happen.

Three Broadway musicals are on stage in rotation until the end of August:

- “Something Rotten!” is a hilarious musical comedy about two playwright brothers in Elizabethan England who are struggling to compete with the huge success of their contemporary and rival William Shakespeare.
 - “The Wild Party” is a steamy, thought-provoking prohibition tale about self-indulgence and decadence in the roaring twenties, with R-rated content making it not suitable for younger audiences.
 - “A Gentleman’s Guide to Love and Murder” is a musical comedy about a low-born Englishman who
- See Gala on next page



74th Annual Archuleta County Junior Livestock Sale

Saturday, August 2nd Livestock Auction

THANK YOU

TO ALL OF LAST YEAR’S BUYERS AND ADD-ON CONTRIBUTORS FOR YOUR SUPPORT AND PARTICIPATION.

WE HOPE TO SEE YOU AGAIN THIS YEAR!

2024 LIVESTOCK BUYERS

- | | | |
|-----------------------------|---------------------------|------------------------------|
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| Bear Creek Ranch | Planning | San Juan Veterinary Hospital |
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| Cabe’s Collision & Customs | Lobo Outfitters | Southwest Ag & 4 Corners |
| Claudia Rosenbaum | LPEA | Trailers |
| Cold Springs Ice CO | M&M Construction | Square Top Ranch |
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2024 ADD-ON CONTRIBUTORS

- | | | |
|--------------------------------------|--|--------------------------------------|
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| Archuleta County Farm Bureau | Edward Jones - Financial Advisor Kelly | Porter Mountain Homes |
| Archuleta County Ironworks | Maestas | Rafter C3 Qtr Horses |
| Back to Nature Taxidermy | Elk Park Ranch | Randy & Katie Betts |
| Bank of Colorado | Flying B Ranch | Richard DeClark Construction |
| Basin CO-OP | Goodman’s Department Store | Riff Raff Brewing Co. |
| Bauer Electric | Greg & Carla Elliott | RMC Trucking, LLC |
| Bear Foot Garage Doors | Hair by Kandi | Rolling Rock Enterprises |
| Blue Allen | Healing Water Resort & Spa | Root House |
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| Bucked Off Boutique | Jim & Sandy Bramwell | Chapter |
| Burris & Sons Bucking Bulls | JK Leasing | San Juan Redimix, LLC |
| Cabe’s Collision & Customs | John & Kathy Rogacki | San Juan Supply |
| Canoncito Ranch, LLC | Judy Hinojosa | Scott Strategic Investments |
| Cat Creek Trucking | Kathy McCarty | SOCO Wood & Window |
| Chase Regester Memorial Fund | Ken Shultz | SS Construction |
| Chris Edwards | Kent & Sharon Jennings | Stacy Barker |
| Christopher Brown | Kim Moore Exit Home & Ranch Realty | Stagecoach Winery |
| City Market | Kips Grill | Studs Lumber Company |
| Cole’s Meat Processing | Kirsten & Michael Derr | Taylor Ranch LP |
| Colorado Dream Homes | Lauren Henson | TBK Bank |
| Hampton & Kay Cornelius | Leading Edge Financial Planning | Terry’s Ace |
| Cornerstone Craft Homes | Lee Riley I Sell Pagosa | The Junction Restaurant |
| Council on Problem Gambling | Leland & Susan Couch | Thelma Hoover |
| Crazy Horse Outfitters | Linda Lattin | Tim & Tracie McRee |
| Crossfire Aggregate Service | Lobo Outfitters | Tim Brown and Stephanie Hill |
| Darren and Carmen Lewis | Lou Jean’s Salon | Tin Cup Ranch |
| David Faust | Lynne & Matt Bridges | Todd Utz |
| DEVO Capital | Marcie Lewis @ Galles Properties | V A Poma Memorial |
| Diana Aragon | Martha Plake | Valissatie’s Accounting |
| Don Hoover | Mary Jo Coulehan | Valley View Ranch |

Livestock Auction Information: We welcome old and new supporters of the Livestock Auction to support our 4-H kids and their hard work. To learn more about bidding or being an add-on buyer, call Becky Jacobson or Terry Schaaf at (970) 264-5931 or visit www.archuletacountyfair.com

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HWY 160



Summer reading finale party set for next Friday, then library closes for a week

By Carole Howard
PREVIEW Columnist, and the library staff

Next Friday, Aug. 1, marks the end of our hugely successful Summer Reading Program. We will gather from 1 to 2:30 p.m. for a free fun celebration that includes games, activities, the grand prize drawing and refreshments for all ages.

Then we will close Monday, Aug. 4, through Saturday, Aug. 9, to keep you safe as construction begins on our expansion project.

At that time, we will be constructing a new entrance and walkway from the new parking lot to the west and also building a temporary wall to separate our inside service area from construction activity.

We will welcome you back to our temporarily reduced library space on Aug. 11.

Construction will take place in phases.

Phase one, which begins next week, will build out the expansion. Then, during phase two, the library will move into the new space while the remodel of the existing space is completed. That work will update the inside of our existing building and create two new areas: a dedicated teen room and a makerspace lab.

Phase three will construct and landscape a community garden for community gatherings and peaceful natural enjoyment.

Breaking ground means we have

Gala

■ **continued from previous page**
learns he is ninth in line for an earldom, so he creates a plan to get rid of the eight heirs in his way.

Tim Moore said, “I’m not surprised our audiences are enjoying these amazing shows and performers. They represent a return to narrative theater, works that are based on storytelling with great music.”

Ronald Dahl’s “James and the Giant Peach Jr.” on July 12 and 13 was the theater’s Whatchamawhozits children’s summer camp musical. The kids were mentored and coached by the summer professional actors in another example of Thingamajig living up to its mission of providing educational opportunities for local youth.

More about Thingamajig

Thingamajig is in residence within the Pagosa Springs Center for the Arts. Its talented cast and crew come from across the U.S. to produce musicals, comedies and dramas year-round.

The theater was co-founded in 2010 by Tim and Laura Moore, both award-winning actors and directors in their own right.

Their mission is to provide high-

Library News

one year to raise the last \$800,000 needed to fully fund the expansion and renovation of our beloved library. We are grateful for any contribution you can make to this important project.

No more book donations, please

Regretfully, Director Barb Brattin has made the decision to cease accepting book donations for a year beginning immediately.

The reality of operating in a much smaller space while construction happens on the first phase of your library’s long-awaited expansion has made the action a necessity.

Library staff are deep into planning to minimize disruption to programs and patrons during construction. Digging up the current parking lot will be the first step, signaling the start of the project on Monday, Aug. 4, which is expected to continue through June 2026.

Initial construction involves creating a new entrance to the library on the west side of the building where you’ll enter through the community

garden.

The new addition will feature a large program room that can accommodate 100 people or be divided in two for smaller groups, as well as a children’s room and an adjacent children’s garden.

Eagerly awaited improvements like these will happen only with some temporary dislocation to library operations as construction proceeds, according to Brattin.

“But, the good news is that we are staying in the building during construction,” she said.

The circulation desk will remain in place with your dedicated, knowledgeable staff there to help you, but you’ll enter the building by a different route. Parking will move to a new lot west of the library, which you’ll enter off U.S. 160.

You’ll have the same copy, fax and print services available, but fewer computers and no meeting rooms during construction.

Children’s programs will move temporarily to the Turner Reading Room, and the Hershey and Chimney Rock Collections will go into storage to make this happen. Inside bathrooms cannot be accessed, so porta-potties will have to do.

Brattin said that she and her team are looking for space elsewhere in the community to temporarily house programs like after-school tutoring, adult crafts and book clubs.

■ **See Library on next page**

quality theater experiences at a low cost to our community, thereby making art accessible, as well as providing a major economic driver for our tourist industry. They also provide

youth, many of whom are recipients of scholarships, with low-cost, hands-on educational opportunities to see and participate in professional productions of important plays.

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Library

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“We’re determined to keep disruptions to a minimum as construction proceeds over the next two years,” Brattin said. “We’re excited because we know the end result will make the temporary interruptions more than worthwhile as the new building will provide so many of the facilities our patrons have requested for a very long time.”

Brattin pointed out that the expansion is totally paid for by private donations and grants — not taxpayer money — that has raised \$4.2 million.

As an example, she cited a \$840,000 grant from the Colorado Department of Local Affairs. Fund-raising continues for upgrades to the existing building.

“All of us on staff are already dreaming of the new and improved programs and services we’ll be able to offer when the construction is complete,” she said.

Last Summer Reading class tomorrow

Friday, July 25, from 1 to 2:30 p.m. will feature a colorful explosion as we enjoy Craftapalooza, our last Summer Reading free creative class.

Adult knitting and needlework

Join new and experienced knitters Saturday, July 26, for our free Knitters Circle from 1 to 3 p.m. It is aimed at anyone over the age of 18 who would like to knit together or get some help if you are stuck on your project. Any type of needleworker is welcome.

Music fun in the garden Monday

Pagosa Unplugged will enjoy a special outdoor space from 4 to 6 p.m. Monday, July 28, when it takes place in the garden. These free sessions are for amateur musicians of all abilities to play, sing and jam with other people.

Conversational Spanish

The Conversational Spanish group will meet Monday, July 28, from 4 to

5 p.m. This is a great opportunity to practice your Spanish in a free group setting. No minimum skill level is needed.

Family storytime

Wednesdays from 10 to 11 a.m., join a free educational hour of reading, singing and free play to build early literacy skills.

Writers Guild

Every Thursday from 9 to 11 a.m., Ruby’s Writers Guild welcomes writers looking for support, guidance, resources and camaraderie with other writers at this free gathering.

Tech Time

Free in-person slots are available from 2 to 4 p.m. on Thursdays.

Taylor helps with basic questions relating to computers, smartphones and tablets, and also provides assistance in accessing the library’s online resources.

No appointment is needed for these drop-in sessions, but please bring your device’s charger and passwords with you.

ESL classes

Free in-person evening classes take place on Tuesdays and Thursdays, with 4 to 5 p.m. reserved for beginners, 5 to 6 p.m. for intermediate and 6 to 7 p.m. for advanced students. Please help us share the word about these classes.

Pagosa Adult Learning Services (PALS)

Join Mark or Sally for free PALS sessions Tuesdays and Thursdays from 5:30 to 8 p.m. to help with high school equivalency, GED, college prep, financial aid, tutoring and more. No appointment is necessary.

Downloadable books

CloudLibrary has a wide variety of downloadable e-books and audiobooks for all ages. To access this free digital collection, download the cloudLibrary app, answer a few simple questions, select AspenCat Union Catalog for the name of your

library, then enter your library card number and four-digit PIN. Library staff are happy to help you set up your device if you need assistance.

Poetry collection

“I Hope You Remember” by Josie Balka is a collection of more than 80

■ See Library on next page

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CAN DEEP BREATHING MAKE YOU SMARTER?

Most people say they love the outdoors, but if actions speak louder than words, apparently most Americans HATE the outdoors.

We are rarely outside and it’s affecting our health—including our mental health. Read the excerpt below to see how.

Children who get more “vitamin G”—what experts call time spent in green spaces—have lower stress levels, more success in school, and fewer ADHD symptoms.

And simply being in sunlight triggers skin to make vitamin D, which is shaping up to be a potent cancer fighter. “We may also exercise and socialize more in nature—activities with proven health benefits,” says Frances Kuo, PhD, director of the Landscape and Human Health Laboratory at the University of Illinois at Urbana-Champaign. Even in the bleakest Chicago housing projects, the addition of just a few trees cut crime by 42% in one study, encouraging people to venture out.

So get moving: Here are some ways your family can capture the benefits of an I-love-summer lifestyle.

Make Outdoor Play Mandatory: The National Wildlife Federation urges parents to institute an outdoor “green hour” for kids. Start by suggesting just one more activity each weekend—a family bike ride or an after-dinner walk. Next, add a weekday event.

Some other ideas (find more at greenhour.org):

Invest in fun boots and let kids splash in puddles.

Pack a picnic snack and dine in a shady spot.

Look for constellations or catch fireflies at night.

Besides getting fresh air and exercise, kids who garden eat more vegetables, research shows. Plus, a study of 647 grade-schoolers found that students who grew plants scored about 12% higher on academic tests, compared with those who didn’t. To make it fun for everyone, choose easy, hardy crops, like squash, tomatoes, and radishes. Visit kidsgardening.org for more advice on getting started.

Source: “The Fresh-Air Fix.” By Sarah Mahoney

Bonus Tip: Visit <http://www.AmazingFacts.org> for spiritual refreshment every week!

“Happy is the man that findeth wisdom, and the man that getteth understanding.” Proverbs 3:13

A public service from your Adventist friends & neighbors at Pagosa Springs Seventh Day Adventist Church.
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Library

■ continued from previous page
poems about universal experiences like jealousy, family relationships and complex body images.

DVDs

We have series three and four of “My Life is Murder.” “Carville” is a documentary about the life of the influential Democratic strategist.

Books on CD

“The River is Rising” by Wally Lamb features a young father in prison. “Never Flinch” by Stephen King is a psychological thriller. “Sweetest Taboo” by Brenda Jackson is a multicultural romance.

Mysteries and thrillers

“The Tenant” by Freida McFadden focuses on a new renter who totally changes the state of the home she moves into. “Into the Gray Zone” by Brad Taylor is a Pike Logan adventure set in India. “Don’t Let Him In” by Lisa Jewell looks at a man who may be too polished to be true. “With a Vengeance” by Riley Sager tells of a woman who lures her enemies onto a luxury train. “So Far Gone” by Jess Walter is about a man living off the grid who must return to track his missing daughter. “Our Kind of Game” by Johanna Copeland is explores the impact of daily violence on women. “The Stolen Life of Colette Marceau” by Kristin Harmel tell of a Robin Hood-type jewel thief.

“Never Flinch” by Stephen King is a psychological thriller. “Line of Demarcation” by Tom Clancy is a Jack Ryan Jr. adventure. “The First Gentleman” by Bill Clinton and James Patterson features the president’s husband on trial for murder. “All the Water in the World” by Eiren

Caffall is a postapocalyptic story set partially on the roof of New York’s Museum of Natural History. “The Many Lies of Veronica Hawkins” by Kristina Perez features a wealthy Hong Kong socialite and her protégé. “Heartwood” by Amity Grace tells of a lost hiker’s odyssey.

Other novels

“The Names” by Florence Knapp provides alternate versions of life depending on a baby’s name. “Silver Elite” by Dani Francis is a dystopian romance. “The Girls of Good Fortune” by Kristina McMorris follows a woman trapped in a Shanghai tunnel in 1880s Portland, Ore. “The Lion Women of Tehran” by Marjan Kamali tells of two girlhood friends reunited later in life. “An Unexpected Grace” by Tracie Peterson and Kimberley Woodhouse is a Christian romance in the Jewels of Kalispell series. “Crown” by Evanthia Bromiley tells of a homeless mother and her children.

“The Mercy of Gods” by James S.A. Corey is the start of a new epic space opera series. “The River is Rising” by Wally Lamb features a young father in prison. “Spent” by Alison Bechdel is a comic novel. “Absolution” by Alice McDermott looks at the lives of American wives in the Vietnam War. “From the Valley We Rise” by Elizabeth Musser features three people in war-torn France.

Large print

“Trespassers at the Golden Gate” by Gary Krist is a true story of a murder in San Francisco. “Murderland” by Caroline Fraser looks at the lives and causes of serial killers. “The Fifteen” by William Geroux spotlights

■ See Library on next page

The Weekly Crossword

by Margie E. Burke

ACROSS

- 1 Kind of rock or rain
- 5 Annapolis academy
- 10 Butcher's offering
- 14 Famous Ranger
- 15 Wax eloquent
- 16 Up to the challenge
- 17 Kitchenware
- 18 Zion of the NBA
- 20 Gradual
- 22 Pass, as time
- 23 Traditional Sunday fare
- 24 Studio activities
- 26 Beer drinker's gadget
- 29 "It's ____!" ("Don't miss it!")
- 30 Spoke just like, maybe

- 34 Rat's place
- 35 Left one's seat
- 36 Kayaker's need
- 37 Lacking polish
- 40 Linney of "Ozark"
- 42 Making worse
- 44 Courage
- 47 Em and Bee
- 48 Marathon entrant
- 49 Spy's getup
- 52 Cheap additive
- 55 Indian flat bread
- 56 Bad thing to blow
- 57 Spur wheel
- 58 Writer Bagnold
- 59 Warty hopper
- 60 Romance, e.g.
- 61 June honorees

DOWN

- 1 Skiing mecca
- 2 Layer of paint
- 3 River ride
- 4 Tyrants
- 5 Not at all, old-style

1	2	3	4		5	6	7	8	9		10	11	12	13
14					15						16			
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59						60					61			

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- 6 Rule of the few
- 7 Lowland, poetically
- 8 Georgia airport code
- 9 Luau offering
- 10 "Twilight" character
- 11 Jed Clampett portrayer
- 12 Word with tag or string
- 13 Advances
- 19 Colorado ski town
- 21 Mickey's maker
- 24 Oolong-brewing gadget
- 25 Hollywood's Hathaway
- 26 Exotic vacation spot
- 27 Middle Eastern gulf
- 28 Conversation piece?
- 31 Bayou State
- 32 Make, as money

- 33 Downer
- 35 Petri dish filler
- 38 Brought down
- 39 Put forth, as effort
- 40 Singer k.d.
- 41 Adjusted (to)
- 43 Flurry of activity
- 44 Benjamin of "Law & Order"

- 45 Dashboard feature
- 46 Legend creator
- 49 First light
- 50 Gave voice to
- 51 Comes to a close
- 53 Unit of energy
- 54 Caviar source

Answers to Previous Crossword:

M	E	S	A		M	A	I	N		C	R	U	S	H
O	R	I	N		E	N	C	E		H	E	L	L	O
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T	R	E	S	S		M	A	G	S		S	L	A	T

LIVE MUSIC

at The Springs Resort =

5-7 pm in the Lodge Atrium

Friday, July 25th
Taryn Jones

Saturday, July 26th
Maxwell Miller

Tuesday, July 29th
Dustin Burley

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Preview Calendar

All events listed in The PREVIEW Calendar are free of charge unless otherwise noted.

Thursday, July 24

Ruby's Writers Guild. 9-11 a.m., Sisson Library. Ruby's Writers Guild welcomes writers who are looking for opportunities, support and camaraderie with other writers. Members will provide support, resources and guidance for each other.

Vacation Bible School. 9:30-11:30 a.m., Pagosa Springs Church of Christ, 277 Lewis St. For kids 4 years old through eighth grade. Bible stories will come alive with acting, puppet shows, games, quizzes, songs and crafts. For more information, call (970) 264-2552 and leave a message.

Labyrinth Guided Walk. 10 a.m., St. Patrick's Episcopal Church, 225 S. Pagosa Blvd. Join a docent for a guided tour of the Chartres-design labyrinth. Walking the labyrinth can bring a sense of releasing, receiving and renewal. The labyrinth is available from dawn until dusk and is located in the wooded area behind the parking lot at the wooden cross.

Great House Tour. 10:30 a.m., Chim-

ney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

High Tea. 1:15-2:15 p.m., Senior Center.

Tai Chi. 1:30-2:30 p.m., Yamaguchi Park. Hosted by the Senior Center. Free for ages 55 and older.

Tech Time. 2-4 p.m., Sisson Library. Basic questions related to computers, smartphones, tablets, etc. Bring your device charger. We provide assistance with accessing any of the library's online resources. Call (970) 264-2209 for more information.

English as a Second Language. 4-7 p.m., Sisson Library. Your library offers English as a second language classes. These classes are free. Call (970) 264-2209 or email for more information. Beginning students are encouraged to attend from 4-5 p.m., intermediate students from 5-6 p.m. and advanced

students from 6-7 p.m.
Creation Care Pagosa. 5:30-7:30 p.m., Community United Methodist Church, 434 Lewis St. Enter through the side door next to the parking lot. Al Pfister will talk about "Fire in Our Lives."

PALS Adult Education. 5:30-8 p.m., Sisson Library. Pagosa Adult Learning Services, or PALS, can help you with high school equivalency, GED, college prep, financial aid, tutoring and more. Mark can help you develop a plan to achieve your education goals. Call (970) 264-2209 for more information.

Thingamajig Theatre Company Presents 'The Wild Party.' 7 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

Friday, July 25

A Mystery Tour of Chimney Rock. 8 a.m., Chimney Rock National Monument. This tour provides an in-depth discussion along the Great House Trail about the connection of Chimney Rock to the greater Chacoan culture, the significance

■ See Calendar on next page

Library

■ continued from previous page

the forgotten story of Nazi prisoners of war in America. "The High Missouri" by Win Blevins is book two in the Mountain Man Rivers of the West series. "Bloody Season" by Loren D. Estleman is a retelling of the O.K. Corral shootout.

How-to and self-help

"A Jesus Shaped Life" by Bible teacher Lisa Harper invites you into a conversation about how theology can transform you and our world. "Dear Writer" by Maggie Smith breaks down creativity into 10 essential elements. "The Courage to Change" by Bible teacher Joyce Meyer shows how to stand firm when difficult changes come into your life. "The Plant-Based Anti-Inflammatory Cookbook" by Linda Tyler provides 80 healthy recipes.

Other nonfiction

"When It All Burns" by firefighter Jordan Thomas looks at megafires from the viewpoint of hotshots who fight them. "The Peepshow" by Kate Summerscale looks at one of the most notorious murders in modern London history. "Pacific Northwest" is a DK guide to Oregon, Washington and B.C. "Germany" also is a DK travel guide.

Quotable quote

"If I waited for perfection, I would never write a word." — Margaret Atwood, Canadian author and poet

best known for "The Handmaid's Tale," which was adapted into an Emmy-winning TV series. Her writing has been published in more than 50 books.

Website

For more information on library books, services and programs — and to reserve books, e-books, books on CD and DVDs from the comfort of your home — please visit our website at <https://pagosalibrary.org>.



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July's Educational information is What to do immediately after a house fire

Please see our blog for a step-by-step guide.



See Our Blog

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**Valerie
Vander Berg**
REALTOR®, Broker Associate
C: 970-585-6266
Valerie.PagosaRE@gmail.com

Valerie is a seasoned real estate professional with over 10 years of residential and commercial experience across Arizona and Michigan, now building a dynamic presence in Colorado. Her diverse background has equipped her with deep industry knowledge and a keen understanding of varied markets and client needs.

Valerie's approach centers on authentic connection, trust, and transparency—values she believes are essential to guiding clients confidently through big decisions. Whether working with home buyers or sellers, seasoned investors, or commercial clients, she combines her expertise with genuine care to make every experience smooth, informed, and rewarding.

Fully embracing the Colorado mountain lifestyle, Valerie brings commitment to personalized service to help clients find not just a property, but an opportunity for their legacy to take root and grow.



Shellie Hogue
REALTOR®, BROKER
C: 970.759.8109
ShellieCHogue@gmail.com
www.shelliehogue.com



Gail Brault
REALTOR®, Broker Associate
C: 970.946.2051
GailBrault1957@gmail.com



Barbara Swindlehurst
REALTOR®, BROKER/ OWNER
C: 303.618.7423
Barbara@MountainMeadowRealEstate.com



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Preview Calendar

■ **continued from previous page**

of the mesa-top Great House, and the day-to-day lives of the ancestral inhabitants of Chimney Rock. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Vacation Bible School. 9:30-11:30 a.m., Pagosa Springs Church of Christ, 277 Lewis St. For kids 4 years old through eighth grade. Bible stories will come alive with acting, puppet shows, games, quizzes, songs and crafts. For more information, call (970) 264-2552 and leave a message.

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Summer Reading: Colorful Explosion. 1-2:30 p.m., Sisson Library. Join for a craftapalooza.

Stroll of the Three Sisters Tour. 1:15 p.m., Chimney Rock National Monument. This tour along the Mesa Village Trail, where they will learn about an agricultural village and the crops and other foods grown and gathered there. Tickets are \$15 for ages 13 and up and \$8 for ages 5-12. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Bingo. 1:30-2:30 p.m., Senior Center. Free. Those under 18 must have an adult chaperone. For more information, contact (970) 264-2167.

Thingamajig Theatre Company Presents ‘A Gentleman’s Guide

to Love and Murder.’ 7 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosa-center.org or call (970) 731-SHOW (7469).

Tour of the Night Sky Program. 8:15 p.m., Chimney Rock National Monument. This tour program focuses on the Ancient Puebloans who once lived here and studied the night skies along with interactive talks about the life cycle of a star, categories of galaxies, telescopes and other topics. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Saturday, July 26

Riverwalk Wetlands Tour. 8 a.m., Centennial Park. Participants should bring water, hats, sunscreen and bug spray. Meet at the native plants garden next to the geothermal domes. Leave dogs at home. Tours will not occur during inclement weather.

Chimney Rock Through the Ages Tour. 8-10:30 a.m., Chimney Rock National Monument. This tour explores both the natural and cultural history of the area through geologic time and incorporates the anthropology and archaeology of the Puebloan people. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Conversations in the Garden. 9-10 a.m., Pagosa Springs Community Garden.

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic

view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Knitters Circle. 1-3 p.m., Sisson Library. Join new or experienced knitters to get help with your project, or sit and knit.

■ **See Calendar on next page**

HUD Publisher's Notice



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All real estate advertising in this newspaper is subject to the Fair Housing act which makes it illegal to advertise "any preference limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin, or an intention, to make such preference, limitation or discrimination." Familial status includes children under the age of 18 living with parents or legal custodians, pregnant women and people securing custody of children under 18.

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SUDOKU

				4				
		2					5	
		6	8		9			1
	8			9		2		
				3		4		
	3		5		1	9		
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7		3	4					

Level: Intermediate

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Sudoku puzzles are formatted as a 9x9 grid, broken down into nine 3x3 boxes. To solve a sudoku, the numbers 1 through 9 must fill each row, column and box. Each number can appear only once in each row, column and box. You can figure out the order in which the numbers will appear by using the numeric clues already provided in the boxes. The more numbers you name, the easier it gets to solve the puzzle!

8	6	9	5	2	4	3	1	7
2	7	1	3	8	9	6	4	5
3	4	5	7	1	9	8	2	6
7	8	6	1	9	5	4	3	2
5	1	7	8	3	2	7	9	6
6	3	2	4	6	7	5	8	1
1	2	3	6	5	8	9	7	4
4	5	8	9	7	1	2	9	3
9	6	7	2	4	3	1	5	8

ANSWER:

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Preview Calendar

■ continued from previous page

Aspire's Barn Bash. 5-9 p.m., Reservoir Hill. The event will feature live music, food and prizes. Tables and event tickets are available at aspirepagosa.org/barnbash.

Thingamajig Theatre Company Presents 'Something Rotten!' 7 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

Sunday, July 27

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Thingamajig Theatre Company Presents 'A Gentleman's Guide to Love and Murder.' 3 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

Bingo. 5:45 p.m., Pope John Paul II Catholic Church, 353 S. Pagosa Blvd. The doors will open at 5 p.m., with early-bird games starting at 5:45 p.m. and regular bingo games beginning at 6 p.m. No alcohol or outside and food and beverage are allowed. For more information, contact Mary Jo Coulehan at (970) 903-7815.

Monday, July 28

A Mystery Tour of Chimney Rock. 8 a.m., Chimney Rock National Monument. This tour provides an in-depth discussion along the Great House Trail about the connection of Chimney Rock to the greater Chacoan culture, the significance of the mesa-top Great House, and the day-to-day lives of the ancestral inhabitants of Chimney Rock. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Stroll of the Three Sisters Tour. 1:15 p.m., Chimney Rock National Monument. This tour along the Mesa

Village Trail, where they will learn about an agricultural village and the crops and other foods grown and gathered there. Tickets are \$15 for ages 13 and up and \$8 for ages 5-12. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Pagosa Unplugged in the Garden. 4-6 p.m., Sisson Library. Musicians of all abilities are invited to jam and sing with others.

Conversational Spanish. 4-5 p.m., Sisson Library. Practice your Spanish conversation skills in a group setting. No minimum skill level required.

Tuesday, July 29

Coffee and Kiddos Playgroup. 10-11 a.m., Aspire Medical Services and Education, 602 S. 8th St. For those with kids ages birth to 3 years old.

Pagosa Springs Stitchers. 10 a.m.-noon, Community United Methodist Church, 434 Lewis St. Bring your current stitching project and a snack/drink if you wish, and enjoy the fellowship of other stitchers. All are welcome.

Veterans for Veterans of Archuleta County. 10 a.m., Pagosa Bible Church, 209 Harman Park Drive. Veterans and family members are invited to share experiences with vets of all ages. Find out about the latest in vets benefits, vets news and community-focused events. Contact (970) 880-8387 for more details.

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

(877) 444-6777.

WHIPS (Women Helping in Pagosa Springs). 11:30 a.m., Elkwood Manor Bed and Breakfast. The cost is \$20. All women are welcome. An RSVP to (970) 946-1895 by Sunday, July 27, is required.

Bridge. 1:15 p.m., Senior Center.

English as a Second Language. 4-7 p.m., Sisson Library. Your library offers English as a second language classes. These classes are free. Call (970) 264-2209 or email for more information. Beginning students are encouraged to attend from 4-5 p.m., intermediate students from 5-6 p.m. and advanced students from 6-7 p.m.

Chimney Rock Through the Ages Tour. 5-7:30 p.m., Chimney Rock National Monument. This tour explores both the natural and cultural history of the area through geologic time and incorporates the anthropology and archaeology of the Puebloan people. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Thingamajig Theatre Company Broadway Gala Fundraiser. 5 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

PALS Adult Education. 5:30-8 p.m., Sisson Library. Pagosa Adult Learning Services, or PALS, can help you with high school equivalency, GED, college prep, financial aid, tutoring and more. Mark can help you develop a plan to achieve your education goals. Call (970) 264-2209 for more information.

Men's Fellowship. 6 p.m., Pope John Paul II Catholic Church classrooms.

Riverwalk Wetlands Tour. 7 p.m., ■ See Calendar on page 16

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Photo courtesy Healthy Archuleta

Local families gather at the Pagosa Springs Community Garden Saturday to participate in a garden art project and support the maintenance of the community garden Healthy Archuleta’s Garden Adventures. The next Garden Adventures is set for Aug. 2.

Healthy Archuleta hosts fun for families at Pagosa Springs Community Garden

Healthy Archuleta

On Saturday, six local families with eight kids gathered at the Pagosa Springs Community Garden to put their hands in the soil and participate in a garden art project.

These families not only were able to support the maintenance of the community garden, but also made plant buddies to take home. Fun was had by all.

Want to join in on the fun? The next Garden Adventures for families will take place on Saturday, Aug. 2, from 9 to 10 a.m. in the Pagosa Springs Community Garden.

Garden Adventures is a family-friendly way to get kids learning and having fun in the garden. Aimed at elementary-aged children and their families, this program is all about getting to know our downtown community garden — how plants grow, why gardening is good for us and how it can help our whole town.

The Pagosa Springs Community Garden is located downtown in Centennial Park next to the Riverwalk.

The next Garden Adventure will focus on brightening the garden by painting signs and rocks to add color

and information to the space. This is a family-friendly activity, and adults are encouraged to participate with their children.

Two more Garden Adventure sessions will be held in August, on Saturdays, Aug. 16 and 30. To learn more about these sessions, please visit the events and happenings page on Healthy Archuleta’s website: <https://www.foodcoalition4archuleta.org/events--happenings.html>.

To further complement these family programs, Healthy Archuleta also hosts Garden Conversations in the Pagosa Springs Community Garden on the alternating Saturday mornings.

Garden Conversations are a place for community members to enjoy the garden, talk with fellow gardeners and have a conversation with local gardening experts.

The next Garden Conversation will take place on Saturday, July 26, from 9 to 10 a.m. Bring a beverage and a chair and join us for a fun morning in the garden.

For more information about our downtown community garden, space availability, or to offer help, please contact PagosaSpringsCommunityGardenCo@gmail.com. For more

information about Garden Conversation, Garden Adventures and the efforts of Healthy Archuleta, please visit www.foodcoalition4archuleta.org or send us an email at fsfearchuleta@gmail.com.

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Bird of the Week



Photo courtesy Charles Martinez

This week's Bird of the Week, compliments of the Weminuche Audubon Society and Audubon Rockies, is the rock wren.

Like that aquatic songbird the American dipper, the rock wren is often seen bouncing up and down on a rock, but there the similarity ends. The rock wren is a bird of dry, rocky habitats from deserts to alpine mountaintops of western North America. Its breeding range extends from southern Canada down through Mexico and Central America, where it is a resident bird.

The rock wren is colored to blend into the grayish-brown landscapes that it occupies. Its finely speckled back and wings are pale brown, and its undersides are whitish with a slight peachy wash. It has a pale eyebrow stripe. The canyon wren is rustier brown, and the more common northern house wren lacks the eyebrow stripe and speckling of the rock wren.

The rock wren hops from rock to rock and uses its long, delicate bill to probe crevices for food. It mainly eats ground-dwelling insects and spiders along with some seeds and other plant matter. Even when it is available, this wren is not known to drink water.

Male rock wrens sing a large number of variations of their cheery song, often from a prominent rock perch overlooking their territory. Their genus name, *salpinctes*, comes from the Greek word for trumpeter. They are territorial and guard their female mate, driving out rivals by calling or flying at and grappling with them.

These birds most often nest out of sight in rock crevices, where they build a woven nest on top of a foundation of tiny stones or sticks. An interesting feature added is a porch or a walkway of small flat stones that leads into the nest. Adults may stack small rocks at the entrance to protect it from predators by reducing the size of the opening.

Appropriately, these birds are known to nest at Chimney Rock National Monument.

For information on events, visit www.weminucheaudubon.org and www.facebook.com/weminucheaudubon/.



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Preview Calendar

■ continued from page 13

Centennial Park. Participants should bring water, hats, sun-screen and bug spray. Meet at the native plants garden next to the geothermal domes. Leave dogs at home. Tours will not occur during inclement weather.

Wednesday, July 30

Family Storytime. 10-11 a.m., Sisson Library. Join us for great stories, fun songs, and plenty of reasons to get up and move. It's a great way for kids to have fun while building the skills they need to become independent readers. For all ages. Call (970) 264-2209 for more information.

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Bridge. 1:15 p.m., Senior Center.

Mindful Drawing. 1:15 p.m., Senior Center.

Mexican Train Dominoes. 1:15 p.m., Senior Center.

A Mystery Tour of Chimney Rock. 5 p.m., Chimney Rock National Monument. This tour provides an in-depth discussion along the Great House Trail about the connection of Chimney Rock to the greater Chacoan culture, the significance of the mesa-top Great House, and the day-to-day lives of the ancestral inhabitants of Chimney Rock. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Thingamajig Theatre Company Presents 'A Gentleman's Guide to Love and Murder.' 7 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

Thursday, July 31

Archuleta County Fair. 9 a.m., Archuleta County Fairgrounds, 344 U.S. 84. For a daily schedule and more information, visit www.archuleta-countyfair.com.

Ruby's Writers Guild. 9-11 a.m., Sisson Library. Ruby's Writers Guild welcomes writers who are looking for opportunities, support and camaraderie with other writers. Members will provide support, resources and guidance for each other.

Labyrinth Guided Walk. 10 a.m., St. Patrick's Episcopal Church, 225 S. Pagosa Blvd. Join a docent for a guided tour of the Chartres-design

labyrinth. Walking the labyrinth can bring a sense of releasing, receiving and renewal. The labyrinth is available from dawn until dusk and is located in the wooded area behind the parking lot at the wooden cross.

Great House Tour. 10:30 a.m., Chimney Rock National Monument. This tour goes to the top of the mesa ridge for a 360-degree panoramic view of the landscape and a close-up of the two pinnacles with stops along the way to learn about ancient Puebloan structures. Tickets are \$12 for adults and \$6 for kids. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Tai Chi. 1:30-2:30 p.m., Yamaguchi Park. Hosted by the Senior Center. Free for ages 55 and older.

Tech Time. 2-4 p.m., Sisson Library. Basic questions related to computers, smartphones, tablets, etc. Bring your device charger. We provide assistance with accessing any of the library's online resources. Call (970) 264-2209 for more information.

English as a Second Language. 4-7 p.m., Sisson Library. Your library offers English as a second language classes. These classes are free. Call (970) 264-2209 or email for more information. Beginning students are encouraged to attend from 4-5 p.m., intermediate students from 5-6 p.m. and advanced students from 6-7 p.m.

Archuleta County Republican Women Potluck Dinner. 5:30 p.m., Centerpoint Church. Bring family, friends and guests along with your favorite entree, salad or dessert to share with others. There will be guest speakers and more.

PALS Adult Education. 5:30-8 p.m., Sisson Library. Pagosa Adult Learning Services, or PALS, can help you with high school equivalency, GED, college prep, financial aid, tutoring and more. Mark can help you develop a plan to achieve your education goals. Call (970) 264-2209 for more information.

Thingamajig Theatre Company Presents 'The Wild Party.' 7 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

Mountain Ligh Music Festival: Trombone Summit. 7 p.m., Liberty Theatre. Cool off with music from the big screen and get in the summer spirit with American patriotic themes. The concert will be at 7 p.m., with doors opening at 6:30 p.m. Tickets are \$28.52 at <http://bit.ly/4m5f10V>.

Friday, Aug. 1

Mysteries of Chimney Rock Tour. 8 a.m., Chimney Rock National Monument. This tour provides an in-depth discussion along the Great

House Trail about the connection of Chimney Rock to the greater Chacoan culture, the significance of the mesa-top Great House, and the day-to-day lives of the ancestral inhabitants of Chimney Rock. Tickets are \$20 for ages 13 and up and \$10 for ages 5-12, with those under 5 free. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Archuleta County Fair. 9 a.m., Archuleta County Fairgrounds, 344 U.S. 84. For a daily schedule and more information, visit www.archuleta-countyfair.com.

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Summer Reading Finale Party. 1-2:30 p.m., Sisson Library. For all ages, End-of-summer celebration with games, activities, grand prize drawing, refreshments and beverages.

Stroll of the Three Sisters Tour. 1:15 p.m., Chimney Rock National Monument. This tour along the Mesa Village Trail, where they will learn about an agricultural village and the crops and other foods grown and gathered there. Tickets are \$15 for ages 13 and up and \$8 for ages 5-12. For more information and tickets, visit www.chimneyrockco.org or call (877) 444-6777.

Mountain Light Music Festival: Friends of Mountain Light Music Festival Concert. 6 p.m., meadow at 300C Columbine Court. Grab your picnic, drinks and camp chairs to take in the sunset and music.

Tough Enough to Wear Pink Rodeo. 6:30 p.m., Archuleta County Fairgrounds. Pre-rodeo festivities will include crowd entertainment by the Bayfield Belles, a pink pony ride blow-up stick horse race for children, a first responder pink pony race, a bra and hat decorating contest and more. The rodeo will begin at 7 p.m. General admission tickets are \$10 per adult and \$5 for children 5-12, with those under 5 free.

Thingamajig Theatre Company Presents 'Something Rotten!' 7 p.m., Pagosa Springs Center for the Arts, 2313 Eagle Drive. For tickets and more information, visit pagosacenter.org or call (970) 731-SHOW (7469).

Submit your calendar items to editor@pagosasun.com; mail them to The Pagosa Springs SUN, P.O. Box 9, Pagosa Springs, CO 81147; or deliver them to The SUN office by noon Monday.

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Unitarian Universalists to celebrate summer's final Action Sunday

By De Anna Hoyle

Pagosa Unitarian Universalist Fellowship

The Pagosa Unitarian Universalist (UU) Fellowship will spend this last Sunday of July celebrating the long and varied history at what we call Action Sunday.

Since the start of this year, we have gathered the fourth Sunday, doing what we can to educate ourselves and to take action to live our values of justice, generosity and equity. This will be our final Action Sunday this summer as we take a break and focus on community projects and activities that speak to us individually. We encourage our participants to continue to stay informed and show up for issues that are important to them.

This Sunday, using resources provided by the Unitarian Universalist Association of Congregations (UUA), we will begin with understanding that the UU religious tradition is not one with a creed, but a religious movement that has always aligned its social justice work to theology. We will affirm our belief that collective social justice activity is an integral part of Unitarian Universalism and necessary for living out our theological approach. We will then

explore ways this fellowship has and will continue its work in and for our beloved community.

For some background on this history, following is an excerpt from the UUA.org website's Leader Lab: "Before their merger, Unitarians and Universalists were active in making the world a better place, through involvement in abolition, women's suffrage, temperance, prison reform, and numerous other causes that sought to improve the human condition. After merger, activism continued in the areas of civil rights, the peace movement, the feminist movement, gay and lesbian liberation, and the ecological movement-to name a few. Many of our congregations offered sanctuary to draft resisters, provided staging areas for local civil rights marches, organized buses to demonstrations across the United States, worked for the Equal Rights Amendment to the United States Constitution, provided sanctuary to 'aliens,' both in Canada and the United States, and began recycling programs in their communities. Many people came to UU congregations first and foremost because of our liberal voice in the community on these important

issues."

We invite you to join us for this Action Sunday as we hold a vision for the future of a just and equitable world.

The Pagosa UU Fellowship is a Welcoming Congregation, we believe that all of who you are is sacred, and all of who you are is welcome. Find out more at <https://www.uua.org/lgbtq>.

Our website, PagosaUU.org, offers more information and the current newsletter with further information about our programs, including ongoing meditation practice:

- Every Sunday at 7 p.m.
- First and third Sundays from 7 to 7:45 p.m. (a shortened meditation only practice).
- Second and fourth Sundays from 7 to 8:30 p.m. (meditation practice and dharma talk).

Please email info@pagosauu.org to be added to the meditation email list.

We are located at Unit B-15 of the Greenbriar Plaza, 301 N. Pagosa Blvd., on the north side facing the Pagosa Peak. We offer Zoom streaming of our service, and a link to join online can be found at PagosaUU.org.

SpiritFire Inspirational Living Center announces upcoming events

By Shayla McClure

SpiritFire Inspirational Living Center

Save the date for the following activities at the SpiritFire Inspirational Living Center:

- July 24, 6 p.m.: SpiritFire Center new moon drumming and gratitude ceremony for our new location with Shayla Azriel. A love donation will be collected.
- July 26, 10 a.m. to 1 p.m.: SpiritFire Center moving/liquidation sale.

For more information, contact (970) 510-0309.

• Aug. 10: Sunday birthday picnic for Azriel and leos in our community at Xanadu. There will be live music.

• Sept. 21, 6 p.m.: New Moon Drumming Circle at Xanadu.

About us

The SpiritFire Inspirational Living Center is a 501(c)(3). We are an all-inclusive community honoring all lifestyles, cultures and religious

paths to the Divine. We are the "Good Vibe Tribe" who practices Science of Mind principles of positive thinking.

The vision of SpiritFire Inspirational Living Center is to empower each participating member to become their "best self."

We welcome local talents to share gifts, aptitudes and knowledge.

SpiritFire Inspirational Living Center events are held at 3505 W. U.S. 160, on the second floor of the Pagosa Lodge (elevator available).



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‘She was my only world ... And I let her lie’

By **Betty Slade**
PREVIEW Columnist

Daryle Singletary’s first No. 1 hit was in 1996 when he sang, “Cause the truth was too hard to handle. And I couldn’t bear to lose that girl. We were that small town scandal, but she was my only world ... And I let her lie. I let her lie.”

Listening to Singletary’s song, I realize we all avoid the truth sometimes because it’s too painful to face. So, we live as it is, and let things lie. When caring for someone with dementia, I’ve learned to share only what’s necessary. Truth comes in its own time and way.

Al and I watch the “Country’s Family Reunion Gospel Hour” and listen to the stories and testimonies of the old, hardcore country honky-tonk singers and musicians. Their testimonies are life-changing. Truth comes to them when they hit the bottom of the barrel. They can no longer lie to themselves. They are too desperate to be hypercritical. There is no pretense, only appreciation for God’s mercy. There’s no judging among their peers because many found themselves at the bottom, too.

Their world is real. They were raised in church, singing gospel songs, then became famous. The bright lights turned dim and their fame was no longer satisfying. They went the way of drugs, drinking and carousing — ending in divorce with a broken family and regrets. Only God’s truth satisfies them now.

One of my favorite singers is T. Graham Brown. No longer in his prime, his story is heart-wrenching. Many prayers were spoken for him and now his friends cry for joy. God turned his life around. When he sings, even “Buelah Land” is an anthem of praise. When I hear him sing, I know I’ve touched God, because God has touched him and his music.

He wrote a song titled, “Wine into Water.” He pleads for divine help. The lyrics express a sense of desperation and readiness to change. “Tonight I’m as low as any man can go. I’m down and I can’t fall much farther. And once upon a time you turned the water into wine and now on my knees, I’m turning to you Father. Could you help me turn the wine back into water.”

Many entertainers are honest as to where they have been, when they found themselves in some motel room, totally empty and alone. There, God touched them. They allow the Lord to change them in order to

Artist’s Lane

*I let it lie.
The truth
isn’t that
important.
His feelings
are more
important.*

gain some sense of normalcy and a life that gives them peace and hope for others.

My Sweet Al and I have found ourselves in a different kind of normalcy. Al is mentally restricted and I am physically limited. We have come to truth knowing we can’t do things we used to do. The Lord has touched us through the help of family.

This morning I asked Al if he had a good night’s sleep.

He said, “I don’t want to tell you my woes; you’ll put another restriction on me.”

Oh me. I laughed at his sincerity, but cried inside. “I’ll have to nail your other foot to the floor.”

He didn’t find that humorous. He spoke from his heart. “You won’t let me leave the property in my car. You didn’t take up for me when they took my keys. You won’t let me put gas in my lawn mower because someone on this property put transmission oil in it. Both the tractor and my car have white smoke coming out of the back. Someone did something to them. I didn’t do it.”

We didn’t argue with Al. My son-in-law took care of the vehicles and they are all running again. Al can drive around our property and take the trash to the county road. But Al feels blamed unjustly.

“I don’t know who did it and no

one is blaming you.” So, I let it lie. The truth isn’t that important. His feelings are more important.

Our daughter takes him to town several times a week, but that doesn’t satisfy him. He wants to be able to go and come when he wants. The truth is, he can’t. For me, I love being at home and I don’t feel trapped as I write to my heart’s content, keeping an eye on Al.

Every night as I put my Sweet Al to bed, I turn on the gospel hour and through those beautiful hymns and country songs that have been touched by God, Al sleeps soundly with beautiful music washing over his mind and heart.

Life is very real. He’s my only world. So, I let him lie.

Final brushstroke: At 18 and 22, we started our journey together, but, many miles later, we have changed drastically. There were times we had to let things lie until we could hear each other’s heart. But no matter how far we’ve traveled together, even on wrong roads we’ve taken, God has a way of touching our hearts and has given us peace. Truth makes sense for where we are today.

Readers’ comments: Send your comment to bettyslade.author@gmail.com

Views expressed do not necessarily represent those of The SUN.

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Tips for remaining independent at home

By Joan Ward
PREVIEW Columnist

Part of the mission of Archuleta Seniors Inc. (ASI) is to provide services that help seniors live at home, including the dine-in and grab 'n' go lunches, Meals on Wheels, classes such as stretching and mobility and tai chi, and programs such as caregiver support.

To continue living at home, your home must be adapted to your current physical ability to prevent falls. More than half of falls happen at home.

Why focus on falls? According to the Council on Aging, "Falls remain the leading cause of injury death for older Americans. Falls threaten seniors' safety and independence and generate enormous economic and personal costs. Every second of every day, an older adult (age 65+) falls in the U.S.

"More than one-fourth of Americans aged 65+ fall each year. Falls result in more than 3 million injuries treated in emergency departments annually, including over 800,000 hospitalizations and more than 32,000 deaths.

"In addition to pain and suffering, and the high cost of rehabilitation, falls with or without injury also carry a heavy quality of life impact. A growing number of older adults fear falling and, as a result, often self-limit activities and social engagements. These limitations can result in further physical decline, depression, social isolation, and feelings of helplessness."

The Council on Aging concludes: "This potentially bleak future for aging Americans is not inevitable; evidence-based interventions that target individual risk factors for falling have been shown to reduce falls and promote falls self-efficacy."

So, what can you do to make your home safer and prevent falls?

In your bathroom: Invest in a shower seat, grab bar and adjustable-height handheld shower head. If affordable, replace a bathtub with a walk-in shower.

Around the house: Use bright, non-glare lightbulbs and nightlights to see where you are going. In your bedroom, use a chair so you can sit while getting dressed.

One of the best things to do in the house is to take out area and throw rugs. It's so easy to catch your foot on a rug and fall. In general, keep things neat and put away so nothing is on the floor and stairs that you can trip over.

Wear good-fitting shoes at home. Unsteady, loose-fitting slippers increase the chance of slipping and falling.

Be smart and prevent fall hazards to stay safely in your home.

Save the date for high tea

ASI will be hosting high tea from 1:15 to 2:15 p.m. on Thursday, July

Senior News

24, in the Senior Center dining room. Come by and try our cucumber sandwiches and scones. All ages are welcome.

Senior Conversations

Join us every Monday at 1:15 p.m. for a series of Senior Conversations with local Bill Salmansohn.

Salmansohn brings to our conversations a variety of topics designed to stimulate discussions within a safe and comfortable environment as we explore our well-being and shared experiences.

This is a unique opportunity to connect with others living within the Archuleta community, fostering friendship and togetherness.

Snacks will be provided.

Afterward, stay for a get-together created for those who wish to continue the conversation. This opportunity is typically from 2:30 to 3:30 p.m., following Senior Conversations.

The group occasionally reconvenes as an informal gathering at various local restaurants.

Stretching and mobility weekly class

Community members are invited to attend free weekly classes every Tuesday from 10 to 11 a.m. at the Pagosa Senior Center at 451 Hot Springs Blvd., in the back of the Ross Aragon Community Center.

The stretching and mobility class-

es for adults age 55 or better are designed to help build balance in the body through functional exercises that aim to improve mobility and flexibility.

Participants will have the opportunity to enjoy a variety of techniques that can help enhance overall movement efficiency.

Though not necessary, a mat is recommended for this class.

The program is instructed by local ballet dance instructor Dee Pitchon, who will provide modifications to ensure the safety and effectiveness of the exercises.

Mahjong

Mahjong is a 19th century Chinese tile-based game that is commonly played with four players. Each player receives 13 tiles with a goal to make matching sets and pairs (like poker). To win, a player must form four sets and one pair.

Come to the Senior Center to learn or play every Tuesday at 1:15 p.m.

Bridge

The game of bridge is hosted on Tuesdays at 1:15 p.m. It is also being added on Wednesdays at 1:15 p.m.

Bridge is a four-player card game with partners sitting opposite each other around a table. It is a trick-taking card game using a standard 52-card deck. Come alone or bring a partner.

Hand and foot card game

Whether you are new to hand and foot or interested in learning, please join us most Tuesdays at 1:15 p.m. at the Senior Center.

■ See Senior on page 21

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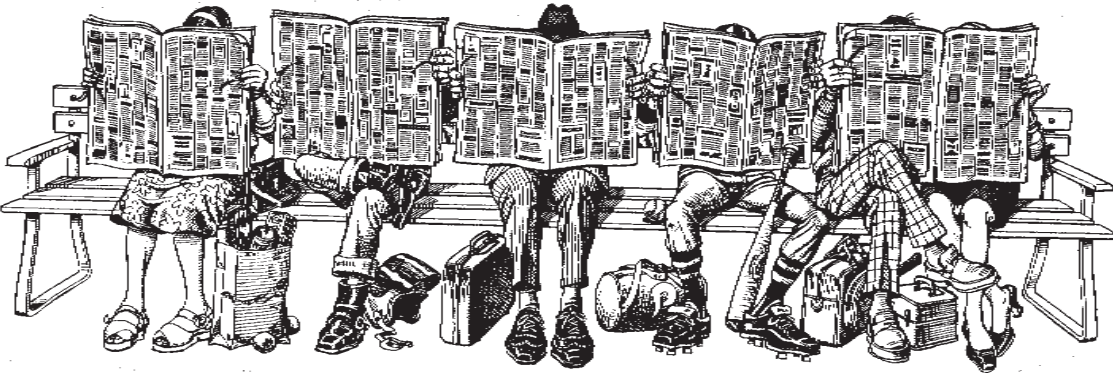
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Senior

■ continued from page 19

This card game involves four rounds of playing until the final round is reached — some two to three hours later. Plan to stay and meet some new friends or catch up with those you have missed.

No experience is necessary, so come willing to learn.

Emotional freedom techniques

On the second Wednesday of the month, join the “Tappers,” who practice a self-regulation technique to relieve symptoms of anxiety, depression, insomnia and more.

Come learn the technique on the second Wednesday of each month at 10 a.m. at the Senior Center. Everything you need to get started is included in this fun, engaging, supportive class taught by Judith Newman, LPC.

Mindful drawing

Mindful drawing is an easy-to-learn, relaxing and fun way to create beautiful images by drawing structured patterns. Join our friendly instructor, Roberta Strickland.

Classes are every Wednesday at 1:15 p.m. in the Senior Center. This activity is open to all ages. Help us create an intergenerational community. For those under 18 and/or with disabilities, you are welcome to join us, but we kindly ask you to please bring an adult chaperone with you.

Mexican Train dominoes

A new group is forming and will meet on Wednesdays at 1:15 p.m. at the Senior Center.

Tai chi

Tai chi classes are held at Yamaguchi Park on Thursdays from 1:30 to 2:30 p.m. through September.

The class is intended to support older adults who want to discover purpose and fulfillment in this transitional phase of life.

Tai chi is not a martial art, but rather a tool for self-healing. Softness, flow and effortlessness are the guiding principles in this practice.

All classes are free for older adults (age 55 and better) and class will last approximately one hour. No special clothing or equipment is required.

For more information, call ASI at (970) 264-2167.

Bingo

The Senior Center usually hosts free community bingo games twice a month on Friday afternoons from 1:30 to 2:30 p.m.

Join the group on July 25.

Participation is free, and all we ask is you bring yourself and a friend for an hour of joyful fellowship. We will provide prizes for all winners, and snacks will also be provided.

No RSVP is required.

All ages are welcome, but we ask those 18 and younger to come with an adult chaperone. Seats are first come, first served.

Scrapbooking and crafters club

The Pagosa Springs Scrapbooking and Crafters Club continues to hold monthly meetings the second Saturday of each month from 10 a.m. to 3 p.m. at the Community Center, 451 Hot Springs Blvd., within the dining hall in the Senior Center.

This creative tradition has been happening since 2005, and we invite all creative individuals to come and share ideas, connect with new and old friends, learn/share creative techniques, share supplies and indulge in a potluck lunch together. Bring your scrapbooking projects — or any crafting project that you may want to work on with the group.

Help us create an intergenerational community. Those ages 18 and older are welcome. For those youth age 17 and younger, we kindly request an adult chaperone accompany them.

If you would like to be added to the mailing list, please send your request to copenhavercreative@gmail.com and you will receive notification each month of the upcoming meeting, along with handy tips and tricks for scrapbooking and more.

Brain fitness program

The Ageless Grace Brain Fitness Program will not be held during the summer.

Produce Box Program

ASI, in partnership with TerraWalk Farms and Nourish Colorado, is launching its second season of the Produce Box Program for seniors (55+) in Archuleta County.

Through this Community Supported Agriculture initiative, eligible participants will receive weekly boxes of fresh, local, organic produce from June to mid-October.

Eligibility requirements: You must be a current or new ASI client (Meals on Wheels, congregate, pick-up/Grab-N-Go meals) or a resident of low-income senior housing (e.g., Casa De Los Arcos, Rose Mountain Townhomes).

Please note that the “Self-Survival Food Lecture Series” is canceled.

For more information, please call ASI at (970) 264-2167.

Participants pick up their boxes at the Senior Center on Tuesdays, 11 a.m. to noon and 1 to 4 p.m.

Share lunch Monday through Friday

Join local elders, their friends, family and community at the Silver Fox’s Den in person for delicious meals Mondays through Fridays at the Community Center between 11 a.m. and 1 p.m.

To reserve your meal for the day, please make your reservation via text or phone call to (970) 264-2167 by 9 a.m. weekdays. Pickup via our convenient portico is also available all week.

Our dining hall is open to all ages

and welcomes you all with kindness and warmth. We provide hot/cold meals for anyone in the community interested in a nutritious and delicious meal. For those 60 or older we request a suggested donation of \$6, but no one will be turned away. There is a \$10.50 charge for guests under

■ See Senior on next page



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Senior

■ continued from previous page

the age of 60.

Meals include a main course, side dish, fruit/dessert, garden salad plus beverage.

Community Cafe menu

Please note that occasionally the menu must be changed at short notice.

Thursday, July 24 — Giant stuffed mushroom with vegetables and feta cheese, baked sweet potato, garden salad, fruit, and milk.

Friday, July 25 — Beef gyro with pita bread, tzatziki sauce, tabouli salad, spanikopita, garden salad, fruit and milk.

Monday, July 28 — Pasta primavera with alfredo sauce and vegetables, garlic bread, garden salad, fruit, and milk.

Tuesday, July 29 — Crispy cod with tartar sauce, quinoa rice pilaf, garden salad, fruit and milk.

Wednesday, July 30 — Asian chicken salad with sesame dressing, chicken potstickers, garden salad, fruit and milk.

Thursday, July 31 — Beef barley and vegetable soup with ciabatta bread, garden salad, fruit, and milk.

Mountain Express Transit senior paratransit services

Seniors over the age of 60 can be verified to receive services through Mountain Express Transit's (MET's) discounted paratransit services, free bus rides and pick up at your home to bring you to the Senior Center for lunch.

To become eligible, there is a form to complete. Call the Archuleta County MET at (970) 264-2250 for information.

Grab-N-Go meals

Dine-in and Grab-N-Go meal reservations and cancellations are required. Please call or text by 9 a.m. the morning of the day you want to pick up a meal. A suggested donation of \$6 helps to sustain our program. No one will be turned away for their inability to donate. For ages 59 and younger, the cost is \$10.50. Please call or text us at (970) 264-2167 to make a reservation.

Meals on Wheels

We deliver fresh Meals on Wheels five days a week (and provide frozen Meals on Wheels for weekends) to homebound Archuleta County residents. Call or text us at (970) 264-2167 for how to sign up for the program.

Text reservations

Don't forget that we offer a convenient texting service for you to communicate with us. Text us at (970) 264-2167. When texting, please include your name, phone number and the days you want a meal. If you are canceling a reservation, please include your name, phone number and the days you want to cancel.

Texting services are available for

dine-in meal reservations, Grab-n-Go meals and Meals on Wheels recipients.

Medicare assistance by appointment

For anyone who needs help enrolling and navigating Medicare plans, the San Juan Basin Area Agency on Aging helps with parts A, B and D. They can also help you with fraud concerns and trouble-shooting any billing issues you may be having. By appointment only. Please call the Medicare line at (970) 403-6759 for an appointment and where to meet.

Board vacancies

The ASI Board of Directors has positions open. The terms are three years with an option to renew for an additional term.

Potential candidates should be at least 21 years of age or older and must have a passion for adult and aging services.

Please stop by our offices at 451 Hot Springs Blvd. to pick up an application or call (970) 264-2167 for more information.

Support the Senior Center

Please support our ongoing operations and programming that provide critical services to some of the most vulnerable in Archuleta County.

You may mail your donation to P.O. Box 3444, Pagosa Springs, CO 81147, or please visit our website: <http://www.psseniors.org/> (donation button).

Donation checks can be written to: Archuleta Seniors Inc.

Another way to donate: Are you 70.5 years old or better? Do you have an IRA from which you need to take a distribution? Did you know you can make charitable donations directly from your IRA without paying taxes on the distribution, up to \$100,000 per year? The donation from the account would be payable to Archuleta Seniors Inc. and sent to the address above. This gift option is called the IRA charitable rollover or qualified charitable distribution.

We are located at 451 Hot Springs Blvd. For more information about ASI, please visit <http://www.psseniors.org/>.



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Classified Deadline: Tuesday 10 a.m.

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REQUEST FOR QUOTES: DAIRY. The Archuleta School District #50 JT is accepting quotes for a single company to provide district-wide dairy milk products for the school year 2025-26 that meet the Federal and State nutritional requirements. Quotes will be accepted until 2:00 pm, Friday August 8, 2025, at the Archuleta School District #50 JT Administration Building, P.O. Box 1498, 309 Lewis Street, Pagosa Springs, CO 81147 with a copy also being emailed by that date and time to tstevens@pagosa.k12.co.us or eburt@pagosa.k12.co.us. Copies of the complete RFQ can be found on the District's website at www.mypagosaschools.com in the "District" section, under Bids / RFPs / RFQs. Alternatively, specifications can be obtained at the District

Administration Office, Monday - Thursday from 8a.m. -4p.m., or by sending an email to eburt@pagosa.k12.co.us.

MISCELLANEOUS

REQUEST FOR QUOTES: PIZZA. The Archuleta School District #50 JT is accepting quotes for a single company to provide district-wide freshly made whole wheat crust pizzas for the school year 2025-26, utilizing fresh ingredients and meeting the Federal and State nutritional requirements. Quotes will be accepted until 2p.m., Friday August 8, 2025, at the Archuleta School District #50 JT Administration Building, P.O. Box 1498, 309 Lewis Street, Pagosa Springs, CO 81147 with a copy also being e-mailed by that date and time to tstevens@pagosa.k12.co.us and eburt@pagosa.k12.co.us. Copies of the complete RFQ can be found on the District's website at www.mypagosaschools.com in the "District" section, under Bids / RFPs / RFQs. Alternatively, specifications can be obtained at the District Administration Office, Monday -Thursday from 8a.m.-4p.m., or by sending an email to eburt@pagosa.k12.co.us.

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ANNOUNCEMENTS

CONCERNED ABOUT ANOTHER'S DRINKING? Pagosa Springs Al-anon Family Group meets Tuesdays 6-7p.m., Pagosa Bible Church. Questions? Call/text (303)815-8569. www.al-anon.org.

PAGOSA AA: Monday, Wednesday, Friday, 5:30p.m. Mens' meeting Tuesday 5:30p.m. Saturday and Sunday 10a.m. Tuesday, Wednesday, Thursday 12 noon. 315 N. 2nd St., County Road 200 (.2 miles off 160). Women's Friday 12 noon at Yamaguchi Park. Zoom Sunday 10a.m. Zoom Thursday noon women only; Zoom ID 858319763, password 754234. Call Kathi (970)946-1482 or Central Office (888)333-9649.

THERE IS A SOLUTION GROUP of Alcoholics Anonymous meets Tuesdays, Thursdays, Saturdays, 5:30- 6:30p.m, Pagosa Bible Church, 209 Harman Park Drive. Questions? Richard: (970)903-1456. Diamond: (970)264-1073. Ann: (303)918-8137. Charlotte: (970)903-9690. More resources: www.aa.org, www.aa-westerncolorado.com, (970)245-9649, (888)333-9649 (24 hours).

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HELP WANTED

HELP WANTED

NEWSPAPER REPORTER — We are searching for a talented reporter to fill a full-time position in Pagosa Springs, Colorado, at The Pagosa Springs SUN. Our journalists are driven to find stories that matter to our community and are dedicated to fairness, accuracy, and ethics. The successful candidate for this position is someone who knows how to cover hard news but also loves to write about people and their passions. They know that a good interview is often a good conversation and know when to ask the tough questions, but also when to listen. The ideal candidate has exceptional writing skills and is willing to put in the extra effort and research to deliver an engaging story. Preferred qualifications for this position include: Degree or diploma in journalism, or a related field; At least 1-3 years of experience as a reporter with experience covering hard news and feature stories or experience at a college newspaper; The ability to meet tight deadlines and report the news as it happens; Superior language, writing and editing skills; Strong photography skills; Able to work a variety of schedules, including evenings, nights and weekends; Excellent critical thinking and problem-solving skills; Ability to work in a fast-paced environment; A valid driver's license and a reliable vehicle; Willingness to live in or near Pagosa Springs, Colorado. If this sounds like the perfect position for you, we would love to hear from you! To apply, please send your resume, letter of interest and relevant samples of your work to Chad Richardson, Vice President of News, crichardson@orourkemediagroup.com. Company Benefits: We offer competitive compensation plans and employees are eligible for medical, dental, vision, life insurance benefits, paid time off and our 401 (k) savings plan. This is an excellent opportunity for career development and growth within the company O'Rourke Media Group is a fast-growing company that owns and operates hyper-local, community newspapers, websites, niche publications and a full-service digital agency. We are family-owned and mission-driven to save newspapers and local media companies by investing in the people, resources and technology needed to thrive for many years to come. We believe that every community can benefit from a well-run, properly resourced, local newspaper and website. Our News teams produce hyper-local, high interest local news and accurate and trustworthy reporting. Our Sales and Digital Fulfillment teams bring omnichannel advertising solutions to local businesses in the communities we serve. O'Rourke Media Group now operates in nine states and 38 markets with 51 publications and hyper-local websites. We started from ground zero in December 2018, totally bootstrapped, confident and with an entrepreneurial mindset.

HIRING BEHAVIORAL HEALTH TECHNICIAN — Work with youth. Make a difference. Paid RBT training. \$18-24 /hour. Part -time. Flexible hours. Must have reliable transportation. Email resume to AngielinaJWLLC@gmail.com.



SCOOP UP A SWEET GIG!

Now Hiring:
Part-Time Manager at
Bliss Scoops & Sweets!

★ The Scoop:

 20-25 hours/week

 Mostly daytime shifts

 Great pay

 Amazing team + good vibes daily

Apply at 470 Pagosa St
✉ blisscoopspagosa@gmail.com
Bring the joy. Lead the team. Stay cool.





NOW HIRING:
BUYER
Full time • M-F • 8-5



Job duties include:
Purchasing product such as furniture, home décor, gifts, clothing, sporting goods, housewares. Creating seasonal product rotations and displays across departments. Attending trade shows and meeting with vendor representatives. Sales support.
Retail, office or management experience preferred.
Must have: high-level computer proficiency including Excel, excellent communication skills, multitask with ease, exceptional customer service and ability to build professional relationships.

The right candidate is flexible, outgoing, creative, detail oriented, dependable, self-starting, problem solver, budget/deadline minded and a team player.
Valid driver's license and travel required.
Start at \$23/hr. depending on experience
Benefits include health insurance, paid time off, profit share, discounts and more.
Apply in person Monday-Friday
Resume and references required.
In-person hiring only.

525 Navajo Trail Drive, Pagosa Springs, CO • (970) 731-4022

JAND J ENTERPRISES is looking for friendly and enthusiastic people who are eager to help customers navigate the wide world of cannabis. We offer paid sick leave, product sampling, employee discounts, sales bonuses and comprehensive on-site training! Must be 21 years of age. A Marijuana Enforcement Division badge is required to start work. E-mail your resume to employment@jandjinc.net or check us out on Indeed.com.

LANDSCAPE LABORERS WANTED. Must have own transportation. Call for an application. Good pay for good help. (970)946-2277.

LARGE RUMMAGE SALE. Lots of beautiful solid wood furniture. Big ponderosa pine slabs, tack and too much other stuff to list. 245 River Run Drive. Saturday only, 9a.m. to 5p.m.

NORTH PAGOSA MARATHON is hiring a full-time cashier nights and weekends. Competitive wages. Please apply in person at 30 N. Pagosa Blvd.

NOW HIRING — Multi-skilled carpenters and laborers for high-end custom builds. Year-round work and top pay for top performers. Call Eric at Porter Mountain Homes: (970)844-0330.

CUSTOMER SERVICE REPRESENTATIVE

The Pagosa Springs SUN is recruiting for a dynamic, versatile customer service representative. This position is required to work at our office at 457 Lewis Street, Pagosa Springs, CO 81147. Hours 8am to 4:30pm, Monday through Friday.

Job Responsibilities
Account Management: Support the Advertising Department with account management activity that's associated with customers running ads in The SUN, PREVIEW, special publications and on our digital platforms.
Administrative: Handle postal paperwork, insertion order processing and payment processing for advertising and subscriptions.
Service: Provide personable, friendly customer service answering phones and interacting in person with customers that visit the office.
Communication: Serve as a point of contact for internal and external communications. Answer phones, respond to emails and direct inquiries to the appropriate team members.
Project assistance: Assist with special projects and initiatives as needed.

Requirements
3-5 years of experience working in an office.
Excellent attention to detail and accuracy in data entry.
Strong organizational and time management skills to meet payroll deadlines.
Excellent communication skills on the phone and through all communication channels.
High level of proficiency in MS Excel and other Microsoft Office applications.

Compensation Range/Benefits
\$17-\$20/hour depending on experience level.
Eligible for medical, dental and vision benefits on the 1st of the month after 30 days of employment.
Eligible to enroll in the company's 401 (k) retirement savings on the 1st of the month after 90 days. The company matches 50% of your contribution up to 2.5% of total compensation.
16 days of PTO plus 4-5 paid holidays.
Opportunity for advancement and career growth within the company.

About the Company
O'Rourke Media Group is a fast-growing company that owns and operates hyper-local, community newspapers, websites, niche publications and a full-service digital agency. We are family-owned and mission-driven to save newspapers and local media companies by investing in the people, resources and technology needed to thrive for many years to come. O'Rourke Media Group now operates in eight states and 28 markets with 41 publications and hyper-local websites.

Send your email or letter of interest directly to
CEO Jim O'Rourke at jorourke@orourkemediagroup.com

The Pagosa Springs SUN

an O'Rourke Media Group company

OWNERS, THERE IS A LONG TERM RENTAL SHORTAGE IN PAGOSA SPRINGS. We have a waiting list for approved tenants. Need all types of rentals. Call us today for lowest commission and highest customer service. All you have to do is wait for your rent check to come in. We do the rest! Rocky Mountain Realty & Rentals (970)507-1192.

PAGOSA BAR IS HIRING for a part-time bartender position. Experience preferred. Apply in person at Pagosa Bar, 460 Pagosa Street.

PAGOSA LIQUOR IS HIRING a full-time cashier. Please come and apply in person at 30 N. Pagosa Blvd.

PART-TIME FRONT DESK Opportunity. Are you friendly, organized, and customer-focused? We are looking to add a reliable and enthusiastic member to our team! Shifts may include a combination of mornings, days, nights, and weekends. Our front desk is open 8a.m. to 10p.m. daily, including holidays. Download application at www.pshotsprings.com or stop by to pick one up. Resumes/applications can be emailed to: sales@pshotsprings.com, Attention Front Desk Position or dropped off at Healing Waters Resort & Spa, 140 Hot Springs Blvd.

(970) 264-2100

Classifieds

(970) 264-2100

Office Hours: Monday — Friday 8 a.m. - 4 p.m.

Classified Deadline: Tuesday 10 a.m.

HELP WANTED

HELP WANTED

HELP WANTED

PETS

COMMERCIAL FOR RENT



NOW HIRING:
Furniture Sales
Full time, weekends and holidays required

Product or design experience is a plus; proficient computer skills, exceptional communication, people and customer service skills are a must have.

The right candidate is motivated, dependable, detail oriented, works well in a team, high level of professionalism and thrives in building long term customers through a dynamic service repertoire.

Spend your day creating beautiful spaces and helping customers furnish their home and life with comfortable, quality pieces.

Starts at \$18/hr depending on experience.

Benefits include health insurance, paid time off, profit share, discounts and more.

Apply in person at 525 Navajo Trail Drive.



We are hiring:
Small Engine Service Tech
Full time, weekends and holidays required

We are looking for reliable, organized, motivated, team-oriented applicants that enjoy a fast-paced environment.

Must have experience with outdoor power equipment, problem solving, self-starting and customer service oriented.

Start at \$19-20/hr. depending on experience

Benefits include health insurance, paid time off, profit share, discounts and more.

Apply in person Monday-Friday

Applications on terrysace.com

Join us in serving our Pagosa community!

JOIN OUR TEAM and help support our mission to provide a safe haven for animals in need, promote adoptions, humanely reduce pet overpopulation through spay/neuter programs, support lifelong pet ownership, and to educate the community. The Humane Society of Pagosa Springs Thrift Store is looking for a donation receiving team member to help cover our new uptown donation drop off center and work shifts at the downtown location. Hours and pay will be negotiable according to what responsibilities and experience candidates bring. This can be a fast pace job with a lot of movement throughout the day. It requires repeatedly lifting heavy boxes and furniture. The ideal candidates will also assist with furniture pickups and drive a box truck. PT and Full Time Opportunities for shifts available. \$16.00-\$17.50 per hour DOE and on availability. Please email resume to hsjobs@pagosahumane.org, complete an application on our website <https://pagosahumane.org>, or stop by 279 Pagosa St 10a.m. -4p.m. Tuesday -Sunday.

PHYSICAL THERAPY TECH — Rocky Mountain Physical Therapy has an opening for a full time Physical Therapy Tech. We are looking for a dependable, energetic multitasker who will enjoy helping people recover to join our team. No prior experience necessary. Benefits include paid holidays, paid sick leave, 401 k plan, and a profit-sharing program. Please submit resume to RMPT 117 Navajo Trail Dr, Ste T or email to rockymountainpt@yahoo.com.

ROOF LABORER NEEDED with some construction experience. Will train. \$20-\$25/ hour to start. (970)749-0830.

SMALL HORSE RANCH MANAGER. Responsibilities include general grounds maintenance, horse care, some vehicle maintenance, fence repair, ability to use tractor and implements required. Part time to full time available. (713)202-5653.

The Pagosa Lakes Property Owners Association is seeking a full-time Maintenance Technician. The job description would include general maintenance, upkeep, repair and improvements of all Association properties, facilities, vehicles and grounds. Related duties include maintenance of the lakes, dams and common areas. Competitive pay and benefits. Applicants must be familiar with the use of power tools, medium- sized heavy equipment and possess general maintenance skills. Applications are available at PLPOA Administration Offices, 230 Port Avenue. For more information contact Larry Lynch at (970)731-5636 ext. #5.

BUSINESS OPPORTUNITY

OWN YOUR OWN BUSINESS IN 2025! Four year-old profitable Side-by-Side rental business with extremely high reviews on Google. 1 to 8 Polaris Rzrs, LLC, website, reservation site, customer list, insured, bonded, licensed, maintenance and safety gear included. Better location than any of our competition. Operates May- Nov. Call or text Ryan (970)946-2409.

SMALL CRANE BUSINESS FOR SALE. National Crane truck, business, client list, and all attachments come with business. Inquire at (970)903-2381.

FOR SALE

2017 KAWASAKI VULCAN S. 650cc, maroon and black color, 21,000 miles, no damage history, original owner, \$4,500. (704)618-9000.

DO YOU BURN FIREWOOD? Guarantee yourself dry seasoned wood this winter and get stocked up now! Get a HUGE dump truck load split and delivered for \$550. Pine /Fir mix. Contact FIRE&ICE (970)582-0006.

DRY FIREWOOD- PINE. Pick up \$255 a cord. Delivery available. Call for prices. Bayfield. Gabe (970)403-2784.

FREE RABBITS. (719)849-8873.

NEW 20' CONTAINERS FOR SALE or rent. We deliver to homes or businesses. Pagosa Springs Storage (970)731-0007.

NEW GARAGE CONTAINER, \$6,200. New single doors, starting at \$4,500, delivered. Cash or rent to own. Pagosa Springs Storage, (970)731-0007.

SELL OR TRADE YOUR GUNS. We buy for cash or trade it. No hassle. Licensed, bonded, insured. San Juan Trading Post, 635 San Juan St. (970)731-PAWN (7296).

LIVESTOCK

IRRIGATED PASTURE. 4 miles north of Pagosa, Snowball Road. 20 minute ride to forests and streams. (970)946-6274 or (216)618-3391.

PETS

ADOPT FROM THE Humane Society. Stop by or call (970)731-4771. You'll be amazed at what we have to offer, www.PagosaHumane.org.

AKC FRENCH BULLDOG PUPPIES. Ready Aug 14. Health tested parents, chipped, wormed, shots, lifetime support. \$3,500. (719)640-6404. www.DuneViewFrenchies.com

DOGGY DAY CARE 81147.COM. Open 365 days of the year! Full day and half day doggy day care and overnight boarding. Conveniently located just 1 mile from downtown Pagosa. Call (970)264-9111.

RECREATIONAL VEHICLES

2014 KTM 690 ENDURO. 2,934 miles, \$6,500. 1975 Arctic Cat 580 EXT, 429 miles, good condition. \$500. (817)896-3284.

AUTOS

GUARANTEED CREDIT APPROVAL! 4X4 Auto Sales, 21698 Hwy. 160 West, Durango. (970)385-7940.

YARD SALES

GARAGE SALE: Jewelry, bedding, luggage, clothing, several miscellaneous household items, fabric of all kinds. Hours: Friday, July 25, 8:00am and Saturday 8:00am. Payments accepted: cash, Venmo, Zelle, No checks. 186 Clearwater Dr., Echo Lake Estates.

ESTATE SALE — 42 Scratch Court, Pagosa Springs. July 26th and 27th from 8a.m. to 12p.m. Furniture, kitchenware, housewares, small kitchen appliances, books, DVDs, tools, snowblowers, On30 model trains, railroad books and much more.

ESTATE SALE. Saturday, July 26, 9a.m. -2p.m. Inside 21 Pike Dr. Furniture, new leather sofas, new items, home decor, vintage guitars.

MOVING SALE: Saturday, July 26th, 10a.m. to 1p.m. Bookshelves, refrigerator, office supplies/furniture, cabinets, books, lawn furniture, jewelry, decorations and more at Pagosa Lodge, 2nd floor, 3505 W. Hwy 160. (970)510-0309,text.

N.E.S. ESTATE SALE. July 25 -26th at 8a.m. Vintage and antique collectibles, antique tools and toys. Woodworking tools, bicycles, sporting goods. 123 Woodland Dr.

YARD /GARAGE SALE. Friday and Saturday, July 25 -26, 7–11a.m. Saturday: Half price, Sunday: Bids on remains. 435 Blue Jay Cir.

YARD SALE — 26 Ruby Ct. Friday, July 25 and Saturday, July 26. 8a.m.-3p.m. A wide variety of items!

COMMERCIAL FOR RENT

4 OFFICE SPACES. Freshly remodeled, \$400-\$525. Well suited for spa services, 140-270 sq. ft. Beautiful spacious restrooms. (970)946-3232.

COMMERCIAL BUILDINGS FOR LEASE. 1501 W. Hwy 160 #1 and #2. (970)398-5290.

COMMERCIAL STORAGE. Flex/ Hobby Garage. Two units available. Approximately 1800 sq. ft., 1 full bathroom, 14 ft. x 10 ft. door, 15 ft. ceiling. Radiant floor heat. Finished drywall interior. \$2,500 a month, security deposit required, 218 Hopi Drive, Pagosa Springs. Call or text (903)327-3345.

DOWNTOWN OFFICE Upstairs, \$325/ month including utilities, internet and shared kitchen. No smokers. No pets. (970)946-2728.

LARGE FORMAT INDOOR STORAGE UNITS — RV /Camper /Toy storage. 16' wide, 14' tall, 50' deep. Single overhead door, annual lease. Insulated space. Contact at (970)903-0520.

NEW LARGE SPACE AVAILABLE located in Cloman Park. Near Airport and is also in an Opportunity Zone. Light Industrial. (720)470-2653.

PAGOSA VALLEY PROPERTIES: Offering "Aspen Plaza ProSuites" These are Professional Office Suites available for Long Term rental from 135 SF to 205 SF, priced from \$465-\$669/ month. Also, Large Conference/ Event Room Available. Call (970)889-2022 for more information.

THREE UNITS IN UPTOWN 419, 364, and 1477 sq. ft. Available now. \$900 -\$2400. Utilities included. Call Gina (970)880-0910 for more info.

HOMES FOR RENT

SADDLE MOUNTAIN TOWNHOME For Lease off North Pagosa near Village Lake and rec center. 3 bedroom, 2.5 bath with 2 car garage. \$2550 per month includes H2O/ Sewer/snow removal. Text (512)626-8499.

VACATION RENTALS

OWNERS, WE ARE BOOKED UP AND NEED MORE VACATION RENTAL PROPERTIES! Call us today for lowest commission and highest customer service. All you have to do is wait for your rent check to come in. We do the rest! Rocky Mountain Realty & Rentals (970)507-1192.

RESIDENTIAL RENTALS

1, 2 AND 3 BEDROOMS. Call (720)869-8877. Hickory Ridge Apartments.

3 BEDROOM, 2 BATH MOBILE HOME in the Vista at 800 Prospect Blvd. Vinyl floors, deck and carport. \$1,900 /month. Call /text (970)585-6494, Rusty.

BASEMENT STUDIO APARTMENT. Downtown, river view, furnished. \$1000 rent, \$1000 deposit. Utilities included. No smokers. No pets. (970)264-6797.

BEAUTIFUL DOWNTOWN FURNISHED 3 bed, 2.5 bath, 2 car garage home. Large fenced yard. Convenient to all downtown amenities. 1 dog allowed. Call (970)731-8599 for more info or visit the website: teampagosa.com Available July 23, 2025.

(970) 264-2100

Classifieds

(970) 264-2100

Office Hours: Monday — Friday 8 a.m. - 4 p.m.

Classified Deadline: Tuesday 10 a.m.

HOMES FOR SALE

HOMES FOR SALE

HOMES FOR SALE

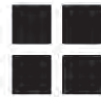
HOMES FOR SALE

HOMES FOR SALE

"We owned a condominium in the Pagosa Springs area which was a rental property. For many years the firm provided property management services for us and we always found them to be very professional and responsive. If you are in need of a competent, professional property management firm or realtor, we would strongly recommend them."

Michael Gamba

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970.731.5515

Info@rmrealtyandrentals.com

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150+ SW Colorado
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FULL LT TENANT SCREENING
NATIONWIDE ADVERTISING
ON CALL 24 HR 7 DAYS



RESIDENTIAL RENTALS

BEAUTIFUL HORSE PROPERTY with a 3 bedroom, 2-3/4 bath, 3 car garage home on 5 acres. Outbuildings include a 2000 sq. ft. pole barn and 1168 sq. ft. shop. Call (970)731-8599 for more info or visit the website: teampagosa.com. Pets with approval. Available August 10, 2025.

DOWNTOWN PAGOSA RENTAL — one bedroom and bath, \$1350. Walking distance shops and restaurants in old downtown. (720)470-2653.

LONG TERM RENTALS AVAILABLE. Call Team Pagosa (970)731-8599, 117 Navajo Trail Dr., pagosaspringsrealty.com.

RURAL 3 BEDROOM, 2 BATH, 1 car garage. Call (970)731-8599 or visit the website: team-pagosa.com. Available NOW!

COMMERCIAL

2.25 ACRES, FENCED, COMMERCIAL. Off Highway 151, \$325,000. Give Deb Archuleta at Archuleta Properties a call, (970)903-2817.

PRICE REDUCED. Gas station, convenience store. Comes with nine long-term leases, high producing. \$1,350,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

PRIME BUSINESS LOCATION Large building and land. \$1,250,000. Motivated seller. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

UNORTHODOX COMMERCIAL REAL ESTATE SERVICES Learned from Master Investors. Pagosa Springs. Free Report at SouthwestTrust.com then to "Services" tab. F. Scott Tonges. 970-731-4421.

PagosaSUN.com

HOMES FOR SALE

REAL ESTATE SERVICES

*Whether
Buying or Selling*



Call Marcie Lewis
(970) 759-8672



MarcieLewis.com

2 BEDROOM, 2 BATH, 2 carports, 2 sheds. Overlooking Navajo Lake State Park. \$395,000. Give Deb Archuleta at Archuleta Properties a call, (970) 903-2817.

2 BEDROOM, 2 BATHROOM, new construction, workforce housing homes starting at \$339,000. Down payment assistance and financing available. Call (970)585-4984.

3% FINANCING AVAILABLE for qualified buyers on this 2 BR home on 1.9 acres, plus a guest house, mature gardens and greenhouse. Home has power, permitted septic, cistern, and well. All appliances and furnishings included. Call Peggy Andrews, Independent Broker (970)946-0473 for more information. \$319,000. MLS# 824849.

64 ACRES, 46 SHARES OF IRRIGATION. 3 bedroom, 2 bath home. 2 garages and shed, 3-3 phase electric outlets. Brand new Generac Generator, Pastures with beautiful views, too many extras to name them all. \$928,000. AP-10. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

GREAT STARTER HOME. Two bedroom, 2 bath mobile home. Fenced yard. \$320,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

HOME FOR SALE. 3200 square feet on 3 acres. 181 River Forest Drive. See on Zillow. Agents welcome. \$740K (970)585-9181.

HOMES FOR SALE

MOTIVATED SELLER, PRICE REDUCED to \$530,000. Located across the street from National Forest access. 10 minutes from grocery store and other amenities. 3 bedroom, 2 bath, 1 car garage family home. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

PRICE REDUCED. 3 BED 2 BATH 2 car garage. 3.9 acres. 5 shares of water. Detached 1 bedroom, 1 bath, 1 car garage apartment. Great views. \$560,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

SUMMER SALE! NO HOA: Tiny Home (\$100s): 1 Bedroom, 1 Bath (3 -Bath Septic), Electric, Pole Barn, 1.17 Acres. Contractor or Horse Property: (\$400s) 2-3 Bedrooms, 2,072 SF, 2 Baths, 1.14 Acres, 30x60 Steel Building, 20x30 Shed, 24x20 Carport. Cabin: (\$100s) 1 Bedroom, Bath, Solar (Off -Grid). PLPOA: (\$200s) 3 Bedroom, 2 Baths, 1152 SF, Backs Canyon. Wen Saunders (970)903-0038. Keller Williams Realty Southwest Associates.

WANTED: RENT TO OWN PROPERTY. Moving end of July /August would like place I can rent until I can get mortgage. I don't want to have to move twice if possible. Older lady, two older little dogs. \$250k or less with all utilities. Gwen, metalli2sis@gmail.com, or (505)469-8749.

MOBILE HOMES FOR SALE

PRIVATE ACRE, 10 min. to town, 2 bedroom, 2 bath, manufactured home. Large deck looking over a meadow /trees and small log studio /shed. \$299,000. Afternoon/evenings only. (970)731-3814.

Email us at
classads@pagosasun.com
to submit your classified.

RANCHES

64 ACRES, 46 SHARES OF IRRIGATION. 3 bedroom, 2 bath home. 2 garages and shed, 3-3 phase electric outlets. Brand new Generac Generator, Pastures with beautiful views, too many extras to name them all. \$928,000. AP-10. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

LAND/ BUILDING SITES

1.1 ACRE WITH RV GENERATOR and system tank, circular drive in, tall cool pines. NO HOA! \$75k. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

1.19 ACRES WITH VIEWS OF NAVAJO LAKE. All utilities nearby. \$99,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

.28 ACRE LAND County Road 982 frontage \$55,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

3.7 ACRES. Great views of Navajo lake. Power near, water available. \$400,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

.35 ACRE LAND County Road 982 frontage \$55,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

5 MINUTES FROM DOWNTOWN. 3 flat buildable acres. Great mountain views, water cap and driveway in. Power to the property, fully fenced, corners marked. \$300k. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

BACKS TO GREENBELT with mountain views. Motivated seller, .28 acre, all utilities available. \$50,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

LAND/ BUILDING SITES

BUILD READY BARGAINS! City Water, Sewer, Electric, Recreation Center Available: 1/4 -Acre Lots: Lake \$30s, Fireside -40s, Seller Finance: Paradise \$40s. 1/4 -Arce Golf Course Lots: Caddy, Greenside-\$50s. Wen Saunders, Land Specialist (970)903-0038. Keller Williams Realty Southwest Associates.

ESCAPE THE HEAT SALE! NO HOA. Off -Grid Parcels For RVing: Waynes: 2.5+ Acres-\$30s. Rock Point: 1+ Acres -30s. Crooked: Seller Finance, 6+ Acres, 4 Parcels, Build Tiny Homes -\$70s. Electric Available: Hurt: 1 Acre, Storage Tack -Barn -\$60s. Alcazar: 1.43 -Acres, backs ranch, mountain view s-\$50s. HWY. 160: 2 -Acres, 2 lots, backs creek -\$60s. Wen Saunders, Land Specialist (970)903-0038. Keller Williams Realty Southwest Associates.

MOUNTAIN VIEWS, MEADOWS. Unique high elevation and complete privacy. 5.6 acres bordering national forest, (970)769-3588 blancoretreat@gmail.com. \$450K.

NATIONAL FOREST ACCESS. .21 acres, buildable lot, tap available, motivated seller. \$40,000. Give Deb Archuleta at Archuleta Properties a call (970)903-2817.

TWO ADJACENT 5 ACRES LOTS. Available Separately. Meadows 4. Details at www. BLANCA257.com. Scott (970)731-4421 or fscott409@outlook.com.



EQUAL HOUSING OPPORTUNITY

All real estate advertised in this newspaper is subject to the Federal Fair Housing act of 1968 which makes it illegal to advertise "any preference, limitation or discrimination based on race, color, religion, or national origin, or an intention, to make such preference, limitation or discrimination." This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis.

Appetizers and snacks: the meal before the meal

By Cindi Galabota
PREVIEW Columnist

It's just a few bites of food. How is it possible that eating appetizers and snacks can account for 25 percent of our daily calories?

The culprit? Fat.
From a culinary perspective, fat and other ingredients enhance flavor and provide a pleasant mouthfeel. This combination is especially appealing when hunger peaks right before a meal.

Imagine yourself at a restaurant, scanning the appetizer menu. What do you see but an assortment of dips and fried foods? All of them tend to be highly appetizing (hence the name, "appetizer") and high fat.

In addition to flavor, fat gives us more than twice as many calories per gram (nine) than carbohydrates and protein (four).

For reference, a medium-sized paper clip weighs a gram. For better reference, six to nine chips with nacho cheese and ground beef provide roughly 25 grams of fat and 430 calories — 22 percent of the daily calories for a 2,000-calorie diet.

Don't get me wrong. Snacks and appetizers can be a strategic approach to reaching your health goal.

Depending on your choice, it can become an opportunity to add nutrients into your diet and give

Extension Viewpoints

your body the energy necessary to keep your hangry and ravenous self at bay.

I know, I know. The dip is the whole reason for eating the appetizer — it's the best part. But, what if you made fruits or vegetables the vessel for the dip rather than chips or bread?

What if your chip scoops up a big bite of salsa (fruits and veggies) rather than a high-calorie dip?

What if you made dips with beans, herbs and vegetables rather than cheese and cream?

These are all just ideas of course. But with action, they hold potential and you reap the benefits.

This article was republished with permission from Nicole Clark, Colorado State University (CSU) Extension, La Plata County.

Email list

Do you want to be added to our email distribution list to learn about upcoming programs and the latest resources? Email cindi.galabota@colostate.edu to be added to our list.

Or, to learn more about the many programs, resources and services offered by CSU Extension, visit <https://extension.colostate.edu>.

Archuleta County Fair

Celebrate 74 years of "A Timeless Tradition" at the Archuleta County Fair July 31 through Aug. 3.

To learn more about the fair, to enter an item in the Open Class Exhibition and to volunteer, visit www.archuletacountyfair.com.

During the fair, make sure to visit the exhibit hall and Hughes Pavilion to view all the great work and dedication shown by our 4-H youth. The 4-H Chuckwagon Dinner, a fundraiser for the Archuleta County 4-H program, will be Aug. 2 at 4:30 p.m. Tickets are limited; purchase your ticket from a 4-H member or at the fair entrance.

CPR and first aid classes

CPR and first aid certification classes are offered every other month at the CSU Extension office, generally on the third Monday and Wednesday from 6 to 10 p.m. The cost for the classes is \$80 for combined CPR/first aid and \$55 for CPR, first aid or recertification. Call the Extension office at (970) 264-5931 to register.

Check out the online option on our website, <https://archuleta.extension.colostate.edu/>.

NEW PHONE NUMBER: (970) 946-3989



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JOIN OUR TEAM

ADVERTISING ACCOUNT EXECUTIVE



O'Rourke Media Group is recruiting for an Advertising Account Executive. We're seeking a proven sales professional that has a demonstrated track record of driving growth and new business development. Great opportunity for an experienced media sales rep, recent college grad or those looking to make a career change from outside of the media business. We offer an excellent compensation plan ranging from \$50K to \$100K+, great support and training, a fun work environment and lots of autonomy.

OMG is a family-owned, diversified media company that was formed in 2018. Originally just a holding company that owned a few newspapers, O'Rourke Media Group (OMG) has established itself as an industry-leading, digital media company comprising a cutting edge digital agency and an impressive group of award-winning, hyper-local print newspapers and niche magazines. OMG now operates in eight states, 36 markets with over 50 publications and hyper-local websites. For more company information, please go to our website at www.orourkemediagroup.com.

POSITION OVERVIEW

The Advertising Account Executive is responsible for managing client relationships, developing advertising strategies, and ensuring client satisfaction. This role requires a blend of sales, marketing, and communication skills.

KEY RESPONSIBILITIES

Client Management:

- Act as the primary point of contact for assigned clients.
- Build and maintain strong, long-lasting client relationships.
- Understand clients' business objectives and advertising needs.

Strategy Development:

- Collaborate with internal teams to develop effective advertising campaigns.
- Present campaign proposals to clients and negotiate terms.
- Monitor campaign performance and adjust strategies as needed.

Sales and Business Development:

- Identify and pursue new business opportunities.
- Prepare and deliver sales presentations.
- Engage in networking activities.
- Meet and exceed sales targets.

Reporting and Analysis:

- Provide regular reports on campaign progress and results.
- Analyze data to identify trends and insights.
- Present findings to clients and internal teams.

QUALIFICATIONS

- Bachelor's degree in Marketing, Advertising, Business Administration, or a related field.
- Proven experience in sales or account management, preferably in the advertising industry.
- Strong communication, negotiation, and presentation skills.
- Ability to build and maintain client relationships.
- Excellent analytical and problem-solving abilities.

SKILLS

- Client Relationship Management
- Sales and Business Development
- Strategic Planning
- Communication and Presentation
- Data Analysis



Interested candidates should apply directly with an email message and resume to Jim O'Rourke at jorourke@orourkemediagroup.com. Feel free to provide Linked In credentials as well.