

Beta Beta Chapter of Delta Sigma Phi Fraternity ACB Meeting

MINUTES

MARCH 9, 2013

10:25AM

NEFF HALL, U. OF MO.

MEETING CALLED BY

Jim Yemm, President

TYPE OF MEETING

Scheduled monthly
meeting

FACILITATOR

Jim Yemm

NOTE TAKER

Don McDaniel, Interim
Secretary

TIMEKEEPER

N/A

ATTENDEES

Jim Yemm, Brian
Brooks, Don McDaniel,
Dan Sitar, Bruce
Lowenberg, Greg
Speno, Larry Muir,
Dominic Badalamenti,
Dan Rapp, Brandt
McMillian, Justin
Connolly, Tony Sanford,
Zach Thornton, Dan
Ward, Matt Stagner,
Ryan Jost

Agenda topics – See Below

RIDENHOUR MANAGEMENT SERVICES PRESENTATION

CORY RIDENHOUR

DISCUSSION

Cory provided an
outline of the services
that his firm provides to
all members present.
He gave a brief
overview of the services
under each of the major
headings on the
handout. As we
discussed the AR issue,

he did tell the board that he collects 100% each year. Bruce asked what his fee would be and Cory indicated that it would depend upon what services we wanted from his firm. The one thing he did mention is that the maintenance work charge is \$35/hour plus materials.

CONCLUSIONS

The board will have to decide what services they feel that Cory could provide that would meet our needs and provide the information to Cory so he can provide a quote on what his services would cost.

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

ACB determine the services that would benefit the house and ACB and provide that information to Cory.

Jim Yemm and Brian Brooks

Date to be determined

REVIEW OF MEMBERSHIP MATRIX

ZACH THORNTON

DISCUSSION

Zach provided the information following information:

	In-House
Actives	45
Pledges	1

Other	4
Total	50

CONCLUSIONS

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

None

DISCUSSION

CHAPTER PRESIDENT UPDATE

DOMINIC BADALAMENTI

Dominic has sent the AR email to everyone that owes us money, except those that he does not have an email address for. He has heard back from a couple of the brothers already

No one living out of the house has currently signed an “out of house” contract.

He and Matt are working on the debit/credit card request that he had made in the Feb. meeting.

Dominic feels that they have identified 52 actives that will move in next year. He feels that

there may be a few that will change their minds but feels that 45 actives will move in and that will leave room for 17 pledges. There is one senior that said that he would be moving in next year. Brian made the point that their spot in the house is not guaranteed until they have a signed contract in. Dominic wants to hit 64 living in the house.

The eboard must be more proactive getting the out of house brothers involved with the house activities. A new “involvement” chair and “out of house” chair positions have been established to gain better involvement of the out of house brothers.

It was again brought up that for the 2014-15 school year that freshmen will not be allowed to live in fraternity housing.

Regarding the audit process and IFC, Jim told Dominic that the auditing was only supposed to be a trial. Dominic talked to the

IFC president and was told that if the IFC hadn't accepted the audit program, then Greek Life would have put a harsher audit procedures in place. Signal 88 does the audit and they email the audit result to Dom before they leave the driveway.

Our tenants, Pi Kappa Phi have been persistent in causing trouble not only for ourselves but other fraternities near by. They are coming across the street and wanting to fight our brothers. Jim said that there are legal options to break the lease for character issues. Dominic said that several other houses might want to lease the Rollins property, Theta Chi and FIJI. Bruce said that we must address this now, so we can get someone else on the lease. Jim said that he would contact their House ACB president, and National Property Manager. He said that he would contact our IT company about putting in a temporary digital camera to record the incidents. Brian brought up that if 3 ACB presidents file a complaint, then perhaps we can have action taken against them.

Dominic has contacted their president but he has not been responsive.

Dominic would also like to have a shed that the house could place tools in. He would like to place the shed behind the dumpster.

Dominic said that the House Rules that were passed in the last meeting have been signed by everyone.

CONCLUSIONS

We have a problem with our tenants.

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

Contact their House ACB president and National Property manager

Jimm Yemm

No time set

Contact our IT provider about a temporary digital camera

Jimm Yemm

No time set

ALUMNI CONSORTIUM

JIM YEMM

DISCUSSION

Jim said that there will be formal presentation as the end of April that will cover emerging housing trends. It goes without say that this fall will be critical for rush.

CONCLUSIONS

This will undoubtedly be about the freshmen not living in fraternity/sorority housing in the 2014-15 school year.

ACTION ITEMS**PERSON RESPONSIBLE****DEADLINE**

None

HOUSING CONTRACT

JIMM YEMM

DISCUSSION

Jim began by telling us that the housing fee schedule is set by the University on 4/1/13. We need to have ours in place as well. We began by discussing what we felt it would cost if a person lived in an apartment. We considered the apartment cost/per person, internet cost, meal costs, utilities for an entire year and arrived at a cost of around \$9100. When you include the out of house charge of \$1000, it is less expensive to live in the house. We then reviewed the U. of MO. Residence Hall Contract for the upcoming year and used the Gillette, Hatch Halls cost as our basis. We then included the dining plan and chose the Mizzou 225 plan. These two costs totals \$8780.

Jim also told us that Fresh Ideas wants to increase their food costs to us and we are resisting this increase. As Bruce said thought, the drought this past year will raise food costs to all of us.

Jim also brought up the fact that the ACB has been subsidizing \$300 per person living in the house for membership fees. We have to include this in the cost of our housebill next year, so our charge will increase by \$300.

We are also going to use the U. of MO increase of 1.7% for inflation, so our housebill will increase by roughly \$136, so we are going to round this off to \$150.

Our new housebill charge will be \$8900 for returning members and \$9225 for new members (pledges). Bruce made the motion to approve the new charge and it was seconded by Brian. The motion passed.

CONCLUSIONS

The new housebill charge will have to be communicated to existing and new members and the increase of \$300 explained.

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

Communicate the change in housebill for the 2013-14 school year.

Dominic Badalamenti

No set date

RECRUITMENT

DAN WARD

DISCUSSION

Dan began by asking who the ACB liaison person would be. Devon had volunteered before but any other additional person or persons will be determined.

Jim provided the Top 50 Feeder High School list to the board.

There will be two primary recruitment people, Dan and John Frey. Jim said that they normally put 2 people under contract.

Brian said that he would like to have someone in the KC area.

Dominic has a rush committee and they are working the list that Brian provided them. He also said that we have not pledged anyone yet for next year. Brian expressed the alumni frustration that we are starting rush later than the other big houses. Since we can sign people after Jan. 1, we should have a couple of people signed already.

We should have two rush parties already scheduled but they are not. This needs to be done ASAP.

Dominic said that the website needs to be updated and Jim said that Dominic needs to give him the content that he wants so this can be done.

Brian refreshed everyone's memory that alcohol and rush events two years ago got the house in trouble. Please keep this in mind.

The convention will be in Phoenix this year and

4 spots are pre-paid.
Dom has 4 people
selected and a couple of
more that will need to
be subsidized.

Bruce wants to have a
candidate for the
undergrad grand council
member.

Bruce and Brian did tell
Dan that the Chapter
Advisor has a vote for
the undergrad council
member.

Jim did bring up the
Greek Leadership
Program. DSP has
been invited to
participate in this
program that include
one session for 8
consecutive weeks. The
same presentation is
done on two different
days each week, so if
someone misses the first
day, they can make up
the class the second day.
The cost is \$5000.

CONCLUSIONS

This program could be
very beneficial in
retaining our pledges
and making them
successfu.

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

Dominic is to let Jim know if they want to participate.

Dominic Badalamenti

March 16, 2013

**ALUMNI REQUEST FOR
FINANCIALS AND MEETING
MINUTES**

JIM YEMM

DISCUSSION

Jim said that he has gotten requests from several alumni for copies of the financial reports and meeting minutes. Brian said that they should have them, which they should.

CONCLUSIONS

Don made a motion that any alumni that requests copies of financial reports or meeting minutes should be provided them. The treasurer and secretary will provide the information to the alumni. The motion was seconded by Bruce and approved.

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

When requested financial reports and copies of meeting minutes will be sent to alumni requesting the information.s

Treasurer and Secretary

When request is received.

OPEN DISCUSSION

ALL

DISCUSSION

Bruce discussed the Men of Achievement program. The ACB offers two competitive scholarships to the best

qualified students or leaders. The program information is sent out to over a 1000 high school counselors. Potential candidates are screened and then two interview days are set, one in St. Louis and one in Columbia. Final candidates are presented to the active chapter and they have to determine if they want to pledge the individuals.

Brian and Jim have discussed 4 capital expenditures, the surveillance cameras, fencing for the parking lot, deck over the “pond” and the roof on 600 Rollins.

It was decided that the roof on Rollins is our top priority. Brian has a quote to replace the roof for \$23,250. We have to find out about Mike Connelly providing the roofing materials. This should be done this summer.

Greg Speno brought up that he has spoken to John Brown and John has agreed to send out the first collection letter to any Delta Sig that owes us money on his

companies letterhead.
He will not get involved
with collection however.

The next meeting date
was established for
April 20, at 10:00AM.

CONCLUSIONS

We have put a vote on
replacing the roof on
Rollins until Mike
Connelly is contacted.

ACTION ITEMS

PERSON RESPONSIBLE

DEADLINE

Contact Mike Connelly
to determine if he can
assist us with the
roofing materials to
replace the roof at
Rollins. Brian to
contact the roofer and
have him contact Mike
directly.

Roofing contractor

No set date

SPECIAL NOTES

The meeting adjourned at 12:43PM.