

“MAKE THIS HOUSE A HOME” CAMPAIGN PROSPECTUS

Seeking alumni support for the costs of creating an in-house House Director suite and restarting our meal program.

The “Make the House a Home” Campaign

Why was this project undertaken?

Our continual aim is to improve Alpha Delta Phi as a positive developmental experience for our undergraduates. The addition of an in-house House Director and restoration of a meal plan will positively enhance the chapter culture while extending our status as one of the most desirable fraternities on Miami’s campus. An adult presence and daily meals help make our house a home.

What is the scope of the project?

The project includes conversion of the former Barn Room space (second floor of the Old House) to a one-room suite with private bath to provide permanent housing for our new Housing Director. The project also includes a major remodel and reequipping of the Kitchen to restore daily food service for chapter house residents and brothers living out of the house. The cost of these and associated renovations: \$250,000.



Why is alumni support needed now?

Placing the cost of all these upgrades on the undergraduates would result in non-competitive rent prices. Contributions are our only other source of revenue.

What significant physical plant upgrades have been done since the 2008 restoration?

Since our comprehensive \$700,000 overhaul in 2008, we have continued to do work as needed. The most recent was an extensive \$83,000 plumbing project in 2016, and a \$35,000 repair mandated by the City of Oxford to replace the retaining wall outside the basement.

The house is large, the materials are old, and many architectural features are custom-built – so nearly every repair comes at a premium price. Because we are a designated historical property, our external repairs must maintain architectural integrity, which adds to our costs.

Chapter Finances and the Role of Alumni Contributions

What is the chapter’s debt picture?

The 22 South Campus mortgage currently stands at about \$460,000. Our monthly debt service is \$4,150, which we cover via undergraduate rent and alumni donations. Our annual meal plan commitment is \$85,000.

How many brothers pay rent?

In keeping with campus housing norms, the 2008 renovation reconfigured the space and reduced total occupancy to 32 men. *(Across campus, the rack rooms and 4- and 5-man rooms you may remember from your undergraduate years now exist only in “back in the day” stories told by alumni...!).* The balance of brothers living out-of-house pay fees toward chapter operations.

How are alumni donations used?

Donations are critical in allowing us to meet our annual financial obligations and to complete ongoing maintenance and upkeep on the property. Each year brings an endless number of maintenance needs, ranging from boiler inspections to painting to window repair to furniture replacement.



Why is the Loyalty Society important?

Alumni who pledge three years of annual contributions to the chapter are inducted into the Loyalty Society for that three-year period. These pledges (at the \$50, \$100, \$250 or \$500 per year level) help us project cash flow and allow us to plan capital projects with greater assurance.

Alumni Council Role

What is the Alumni Council and how does it work?

Formerly known as the Realty Board, the Alumni Council is a group of alumni volunteers that oversees the corporation that owns the chapter house. The group works with the undergrads, our new House Director and our Faculty Adviser to ensure the quality of the educational environment and to oversee financial and house maintenance matters. The Council helps ensure that the chapter continues in good standing with its creditors and vendors, the University, the City of Oxford, and Alpha Delta Phi International. The Alumni Council meets three times a year, usually via conference call.

Who currently serves on the Alumni Council?

Maybe *you!* Several members are ending their terms; contact us for more about serving. Current members include Jim Bodmer '60, Logan Harrelson '20, Jim Barre '76, Brett Cole '08, Jeff Crawford '78, Stefan Davis '72, Doug Diefenbach '80, Ralph Herda '75, Matt Labuda '11, Sean O'Brien '10, Tommy Paquette '16, Chuck Turner '55, and Don French '53.



Do other volunteer opportunities exist for alumni?

In addition to Alumni Council service, alumni volunteers frequently help with physical plant projects. They are also needed in limited-effort alumni relations roles – to advise the Alumni Council, to help host alumni events in Oxford, to help prepare alumni news and solicitation mailings, to represent the chapter at the International convention, etc. Perhaps most importantly, alumni are needed for interaction with the undergrads in roles ranging from attending or officiating at initiation ceremonies to serving as an ongoing member of the chapter advisor team. Please be in touch if you'd like to volunteer.

The Undergraduate Chapter

What is the status of the undergraduate chapter?

Alpha Delta Phi is recognized as one of the top fraternities on campus. With 90+ members and a house with space for 35, Alpha Deltas routinely earn one of the largest pledge classes during rush. In recent years it has posted chapter-wide GPAs that ranked among the top three fraternities, has won Greek Week several times and has sponsored a number of campus literary events lauded by the University.

Fraternities at Miami

Is the Greek system still popular at Miami?

Greek life remains the choice for nearly 5500 men and women, about a third of Miami's student body. This continues to be one of the highest percentages nationwide. Living "in-house" also remains popular: Miami's rule is that all freshmen and sophomores live in dorms, except that sophomores are allowed to move into the houses of fraternities in good academic standing. Since the rule's inception, Alpha Deltas have always qualified for sophomore occupancy. Today, sophomores fill a majority of the house's 30 beds.

What is the University's attitude toward fraternities?

The administration honors Miami's long history as a Greek campus, but is also determined that Greek affiliation will be a positive experience for all. Recent years have seen greater supervision of fraternities by the Cliff Alexander Office of Fraternity and Sorority Life. Alumni involvement and oversight is expected. Alcohol use is strictly controlled in fraternity houses. Hazing is harshly sanctioned.



What about news reports of hazing at Miami?

Despite steps to eradicate abusive practices, isolated incidents do periodically come to light. Miami acts swiftly in these instances to discipline or suspend chapters, with the support of international fraternities and local alumni. Alpha Delta Phi has never been punished for hazing and our undergraduate leaders have pledged to will help lead the campus culture toward positive new member activities.



Alumni Relations

What is the chapter's alumni relations program?

The Alumni Council provides chapter news through periodic mailings and hosts alumni activities during the fall Homecoming and June Alumni Reunion Weekend. The undergraduate chapter is delighted to host alumni at all times (especially with prior notice!)

Are there other reunions?

Periodically, enterprising alumni put together large gatherings with multiple classes invited. Much more common are small groups of alumni who get together informally for dinner, golf, or a weekend away. The Alumni Council can provide encouragement and support and offer space at the house; We're eager to receive photos from any such gatherings!

Can I get help contacting classmates?

Yes, alumni who wish to connect with classmates can request limited-use mailing lists from our database.

Where can I learn more? Want more about any of the above? Got a question we didn't think of? Contact Doug Diefenbach '80 at miamiadphi@yahoo.com.

