



Chi Phi Fraternity

Building Better Men

Founded December 24, 1824

CRITICAL DECISION POINT: RECOLONIZATION - WHAT IT MEANS AND WHAT IT WILL TAKE

August 25th, 2023

Dear Brothers,

Just over three years ago upon the Chi Phi Grand Council's decision to suspend our chapter, the ATCHA board along with 1530 Washtenaw Partners made the decision to maintain ownership of the chapter house at 1530 Washtenaw Avenue in the hopes of a potential recolonization. The goal was to weather the storm of the suspension by housing outside tenants long enough to reach the point where a recolonization opportunity was possible. With the help of a core group of active volunteers and a great show of support through participation in the 1530 Club origination we have reached our goal where recolonization is now an opportunity. This marks a pivotal time for Alpha-Tau. We as an alumni base need to make a decision on whether or not we wish to pursue recolonization.

Over the past few months, I have reached out and communicated directly with the national fraternity as well as the university to understand requirements and to put together the following picture of what would be involved with returning Chi Phi to campus in Ann Arbor. To that end, my intent with this letter is to lay out the facts as they are in terms of what decisions need to be made, what the timetable is, and what a return to campus would look like.

The decisions to move forward can be summarized with the following:

1. Recolonize, continue to own and operate the chapter house, and run the alumni association
2. Recolonize, sell the chapter house, and run the alumni association
3. Not recolonize, sell the chapter house, and run the alumni association

The Chapter House: The continued operation and ownership of the chapter house is only viable if we are going to house Alpha-Tau members. The goal for the past few years was to push the decision of selling the chapter house out until we knew for sure whether or not Chi Phi could return to campus. The ATCHA board, along with 1530 Washtenaw Partners, does not wish to run a housing program for other fraternities. If, as an alumni-base, we decide to not pursue recolonization the intention of the board is to sell the property. That said, the value of the house upon sale can meet the obligation to the mortgage holders (including 1530 Washtenaw Partners and 1530 Club) and still fund an alumni organization probably for many years to come. ATCHA as a board would be able to focus on operating as an alumni association, organizing events, tailgates, networking activities, etc. This outcome is not unique and many other chapters around the country operate similarly where universities have removed former fraternal organizations.

Recolonization: Recolonization will require time, talent and treasure from our alumni. After speaking with the national fraternity and the Office of Greek Life, I can share that we have the full support of both organizations as it relates to a return to campus. That said, the recolonization is not turnkey. Below is a summary of my discussions with both offices:

- **Campus Climate**: The new university president has been supportive of Greek life on campus. The office has received more funding and is in the process of bringing on more fraternal organizations to the IFC with the support of the administration. Further, many of the disaffiliated chapters from the ordinance changes some years back have moved to reaffiliate with the university. Overall, the environment is welcoming.

- **Time:** Chi Phi would be able to return to campus fall of '24 with the support of both the national office and the university. There is a national fraternity process to go through as well as a university process. These processes include things like attending national fraternity events (e.g., annual meetings, Alpha's academy, and the Regional Leadership Alliance programs), and submitting paperwork to the university and IFC about recruitment activities.
- **Talent: Alumni participation in recolonization is critical.** We will need to have between 15-20 individuals participating actively in working with the national office and university to jump start activities. While some of this can be done remotely, there will be a need for boots on the ground in Ann Arbor. Therefore, of the 15-20 committee volunteers, about a half-dozen or so would need to be willing to be in Ann Arbor for key events and meetings with national office staff that will be coming to campus for recruitment activities. To estimate, this commitment would amount to about 1 hour per week for calls and 1-2 half days on campus supporting activities leading up to and during recruitment season. Without this committee, the national office will not proceed with initiating a recolonization.
- **Treasure:** Benchmarking against current chapters that are going through the recolonization process, we can expect to need approximately \$65k-\$85k to afford the recolonization. The universities require in-person national office personnel during recruitment activities and for ongoing support. These costs are at the expense of the alumni organizations. Included in that estimate is an outstanding balance from previous chapter dues that were not paid. Additionally, we should expect capital improvements to the house. We do not currently have an estimate on these improvements, but we should expect at least another \$100k in house upgrades to attract and accommodate today's student. Currently, we have funding for the recolonization portion. Additional planning will be needed to identify specific capital improvements.

ATCHA Board: Included in the decision to recolonize is the need for additional support on the board. Currently, we have had only a handful of active participants for the past 8 or so years. The board needs to be revamped with additional participants from the alumni base. These numbers would be separate from the committee for recolonization, but volunteers are welcome to participate in both. I estimate at least 5 board members are needed moving into the next academic year. Specifically, we are in immediate need of officer positions as many of our board members will be resigning from their positions.

Timeline: In order to move forward with the national office, **we will need to have our committee names in hand by October 1st, 2023, along with the names of the board members.**

To show my support for this endeavor, as I think a return to campus would be fantastic, I am organizing **office hours** to host questions from alumni members. These sessions will occur on **Thursday, September 7th & Thursday September 21st**. If you are interested in attending, please send me an email using the address below. I will send a separate email notice with call information to those that express interest in attending.

I'm excited about our opportunity to recolonize. We set a goal to be able to **have** the decision and now that decision is upon us. I hope each of you consider the opportunity to participate. Anyone that wishes to indicate interest can reach out directly to me and I will add your name to the active list we are building for the national office.

Thank you & Go Blue!

Fraternally,



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