

MINUTES OF THE MEETING OF THE BOARD OF TRUSTEES

OTTAWA UNIVERSITY

The MEETING OF THE BOARD OF TRUSTEES OF OTTAWA UNIVERSITY was held in the library room of the Administration building Tuesday, 10 a.m., April 29, 1947. The meeting was called to order by Chairman of the Board O.A. Powell, and prayer was offered by W.A. Elliott.

In the absence of Secretary Clogston, W.A. Elliott was asked to serve as secretary for the meeting.

The following members of the Board were present: H.Q. Banta, W.C. Coleman, O.A. Powell, E.G. Stucker, Fred Martin, Edmund Lister, Henry Froning, Ted Palmquist, B.F. Bowers, C.O. Dimmock, Sam Marsh, F.B. Thorn, W.A. Elliott, Wm. Gerhardt, William Condell, J.C. Henderson, A.E. Willis, Dr. C.O. West. Others present were President A.B. Martin, Claude Webb, and Robert Bundy.

Bert Anderson, Treasurer, having resigned, Clarence Hegberg was elected to take his place. On being elected to the Treasurership, Mr. Hegberg resigned his office of Vice-President of the Board and E.G. Stucker was elected to fill the place.

Full discussion was given to the question of the future relation of OTTAWA UNIVERSITY to the KANSAS BAPTIST CONVENTION. Dr. Martin spoke at some length on the matter, followed by Coleman, Elliott, Thorn, and Bowers. Following the discussion, a committee consisting of F.A. Thorn, A.E. Willis, President Martin, W.C. Coleman, and W.A. Elliott was appointed to bring in recommendations at the afternoon session as the basis for further discussion.

The question of the Ottawa University Foundation was again raised and President Martin spoke concerning it, indicating that he thought some other organization or system of raising money should be set up. After further



NEW GYMNASIUM CAMPAIGN FUND

April 29, 1947

Alumni Subscriptions	\$43,585.00
City of Ottawa Gifts	41,423.38
First Baptist Church - Kansas City, Missouri	<u>916.57</u>
Total	\$84,924.95
Less Paid Out Labor, Materials, Etc.	<u>64,360.13</u>
Balance	\$20,564.82

DORMITORY CAMPAIGN

April 4, 1947

Cash in Bank	\$ 79.90
Unpaid Subscriptions	11,818.37
Paid Out Labor, Materials, Fees, Etc.	<u>191,153.45</u>
	\$203,051.72
Less Loan from Endowment Fund	<u>40,000.00</u>
Dormitory Fund (Subscriptions)	\$163,051.72



discussion Sam Marsh was asked to head up such a movement, the details to be worked out later with President Martin and others concerned in the matter. On motion Mr. Marsh was duly elected and authorized to proceed. The Board voted to discontinue the present "Foundation", with the consent of the Alumni Association.

President Martin reported on the enrollment for the school year. Over 500 were enrolled during the two semesters, but after certain adjustments were made, there are 488 now enrolled. He expressed the judgment of the Presidents of the Schools through-out the country that the enrollments would go higher for several years yet, and perhaps not again revert to former levels.

In this connection the matter of price for board and room was discussed, but no definite conclusion was reached. Re-adjustments would undoubtedly be necessary in the light of the high cost of the new Dormitory.

Edmund Lister reported on the farms owned by the University, submitting a printed list of farms sold and those yet held by the institution. C.O. Dimmock participated in the discussion. The committee appointed to study the whole matter of farms of which C.O. Dimmock was chairman, reported that the committee had not been able to have a meeting. The former report was approved by vote of the Board.

William Condell, Dimmock, and Lister were asked to confer during the noon hour and report back to the afternoon session.

The budget for 1947-48 was presented by Clarence Hegberg, presenting the budget in printed form. It was tentatively approved, the final vote to be taken at the September meeting.

Adjournment until 1:30 p.m.



During the noon hour members of the Board were taken on an inspection tour of the housing situation and were shown the facilities now being employed for housing the students. Also the new gymnasium and dormitory were inspected.

Dinner was served at the Commons - Private Dining Room  
(Fried chicken with all the accessories)

President of the Board O.A. Powell called the meeting to order. President Martin brought to us a proposition made to the Board of Education whereby that Board would finance a survey of Ottawa University. It was to take the whole program of education at the college into consideration and out of it would come new and more efficient methods in the various departments of education.

On motion by Coleman, the Board approved of the plan presented by President Martin and expressed the appreciation of the Board of the interest taken in the project by the Board of Education.

Business Manager Robert Bundy reported on the work on the new gymnasium and the dormitory. He intimated that the final cost of the dormitory would be in the neighborhood of \$365,000.

At this juncture Chairman Powell presented a letter from Charles Chandler concerning the use of Endowment Funds. It suggested every precaution in protecting funds that were given for Endowment. In principle the Board agreed, and the whole matter of the use of such funds was ordered referred to legal authority for an opinion. Sam Marsh moved and Wm. Gerhardt seconded.  
(See file for Mr. Chandler's letter)

Dr. West moved an expression of appreciation to the Chamber of Commerce and Citizens of Ottawa for their splendid cooperation and their generous response in the campaign for the new gym.



It was suggested that the memory of W.B. Wilson be honored and perpetuated by naming the new gym "The W.B. Wilson Gymnasium." Ted Palmquist moved it and it was seconded by Sam Marsh. No one had been more interested or had done more for Athletics in O.U. than Dr. Wilson.

It was the pleasure that the Board listened to W.C. Coleman as he presented a plan for housing the boys of the University of the Campus. He proposed a series of Units - 12 boys to a unit - to be erected at the south east corner of the campus - facing east and south, these units could be increased as demand increased. The plan was heartily approved. Mr. Coleman promised to present at the next meeting of the Board an estimate of cost and more detailed account of arrangement of the units.

The committee appointed to consider the relation between Ottawa University and the Kansas Baptist Convention reported through its chairman, F.A. Thorn. There were five points to the report which were calculated to reassure the Baptists of Kansas that O.U. would be perpetuated as a Baptist Institution and that the closest relation would be maintained with the Kansas Baptist Convention.

Report:

1. The new trustees are to be selected from the nominees chosen by the Executive Committee of the Convention.
2. The President of the Kansas Baptist Convention is to be a member of the Board of Ottawa University during the tenure of his office.
3. The President of the State Women's Union is now a member of the Board during her term of office.
4. Reaffirm that part of the Constitution of Ottawa University which states that the President of the Institution must always be a Baptist in full cooperation with the Northern Baptist Convention.
5. Also the present constitution requirement which now states three-fourths of the Members of the Board of Trustees must be Baptist.



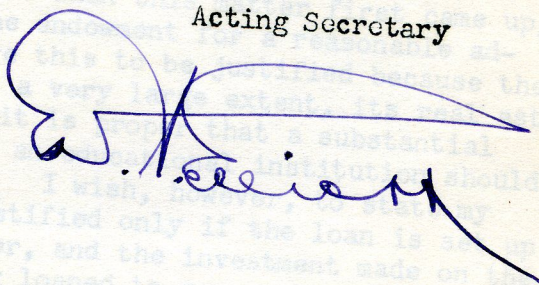
This report is to be carried to the next meeting of the Convention Board meeting in Topeka May 14 and 15, and request a Committee from the Convention Board to sit with a similar committee from the Board of O.U. in considering all important matters of the Institution.

On motion by Coleman, it was voted that written notices should be sent to all members of this Board notifying them that certain changes in our Constitution would be presented at the next Annual Meeting. A Committee is to be appointed to take into consideration the advisability of rewriting the whole Constitution of the University. Motion carried.

On motion the Board adjourned with prayer by Dr. F.B. Thorn.

(signed) W.A. Elliott

Acting Secretary



The endowment funds, in aggregate, amount to some \$140,000, and it is my understanding that between \$125,000 and \$200,000 is expected to be advanced for the dormitory which is to cost between \$25,000 and \$30,000. I was present at the meeting of the Board when this was discussed and was in favor of committing the endowment fund to the advance for this purpose. I believe this is a very wise move, as the endowment fund has liquidated, to a very great extent, its real estate account, and it seems to me that a substantial portion of the endowment funds of the University should be invested in real estate loans. I wish, however, to express my belief that such an advance is justified only if the loan is made in a thoroughly businesslike manner, and the investment made on the same basis as were the funds being loaned to some outside borrower. I feel, furthermore, that it is very important that the dormitory be so operated that its rentals will produce sufficient income to liquidate the loan over a period of years and repay the endowment fund in the same manner as were an outside investment being made. It seems to me that it is highly desirable that more than ordinary business judgment be used in the operation of this dormitory and that until the loan has been extinguished it should be kept on a quite profitable operating basis.

As a trustee I would favor the advancing of funds from the endowment for the use in the construction of the dormitory only if these are made in the form of a note or notes providing for repayment on an installment basis, secured by mortgage on the property, and supported by proper insurance and all other papers usually furnished. The papers should all be prepared, in my judgment, by a competent attorney who would give a written opinion that the trustees are acting legally, and that the title which would pass to the endowment fund in case of foreclosure would be sound.