



---

**University Auxiliary Services at Albany, Inc.  
BOARD OF DIRECTORS MEETING  
UNH 306**

President Christakis convened the meeting at 12:04. The following Directors were present:

Mr. Felix Abreu	Mr. John Giarrusso	Ms. Carol Perrin
Ms. Alondra Berroa	Mr. Sanjay Goel	Ms. Latonia Spencer
Mr. Scott Birge	Mr. Jarius Jemmott	Ms. Subha Tasnim
Mr. Dylan Card	Mr. Gary Kleppel	Mr. Kevin C. Wilcox
Dr. Michael Christakis	Mr. Stephen Pearse	

**ABSENT:** Mr. Jarrett Altilio; Mr. Fardin Sanai; Mr. Lee Serravillo

**ALSO IN ATTENDANCE:** Ms. Karen Kettlewell, Associate Executive Director; Ms. Michelle Schifley, Senior Director of Administration; Ms. Michelle Bowen, Senior Director of Marketing & Communication; Mr. Randy Simmons, Senior Director of Finance & Business Administration; Ms. Nancy Harrigan, Administrative Assistant

**PUBLIC COMMENT**

No public comment at this time.

**ELECTION OF OFFICERS/SEATING OF THE BOARD**

Dr. Christakis seated the new Board by asking members to introduce themselves and to state the position they fill on the Board:

- Dr. Christakis (Executive Director Appointment)
- Mr. Jemmott (Student Association Appointment)
- Ms. Tasnim (Student Association Appointment)
- Mr. Goal (Senate Elected Faculty/Staff Member)
- Ms. Berroa (Student Association Appointment)
- Mr. Abreu (Student Association President)
- Mr. Giarrusso (University President Appointment)
- Mr. Stephen Pearse (UAS Executive Director)
- Mr. Kleppel (Senate Elected Faculty/Staff Member)
- Mr. Card (Graduate Student Association Appointment)
- Mr. Birge (Senate Elected Faculty/Staff Member)
- Ms. Perrin (By Virtue of Position – Director of Residential Life)
- Mr. Wilcox (By Virtue of Position – University Controller)

Dr. Christakis noted members who were not in attendance during introductions:

- Mr. Sanai (University President Appointment)
- Ms. Spencer (Senate Elected Faculty/Staff Member)
- Mr. Altilio (Student Association Senate Chair)
- Mr. Lee Serravillo (Alumni Association Representative)

Dr. Christakis opened nominations for the election of officers and reminded the Board that the Vice President of the Board and Vice Chairs for Board committees are traditionally students. Dr. Christakis also noted that Mr. Wilcox serves as the Treasurer for the Board by virtue of his position.

Mr. Wilcox nominated Dr. Christakis for President and Ms. Tasnim seconded the nomination. With no further nominations, Dr. Christakis was unanimously elected.

Mr. Abreu nominated Mr. Jemmott for Vice President. Ms. Tasnim seconded the motion. With no further nominations, Mr. Jemmott was unanimously elected Vice President.

Mr. Birge nominated Ms. Spencer for Secretary. Ms. Perrin seconded the motion. With no further nominations, Ms. Spencer was unanimously elected Secretary.

Dr. Christakis distributed the list of committee assignments. Mr. Kleppel made a motion to accept the committees as constituted. Mr. Card seconded the motion. The motion was approved.

### **APPROVAL OF MAY 5, 2016 BOARD MEETING MINUTES**

Mr. Birge made a motion to accept the minutes of the May 5, 2016 Board meeting. Mr. Wilcox seconded the motion. The motion was approved with one abstention.

### **EXECUTIVE DIRECTOR'S REPORT**

Mr. Pearse began his comments by recalling opening week events, like the convocation picnic, the sophomore picnic and the Great Dane Game Day that had provided a good start to the school year and positive feedback.

#### **Updates**

##### Downtown - Zime

Mr. Pearse reported on the opening of the new downtown Zime and presented a comparison of start-up sales and transactions to last year. Mr. Pearse reported that the response to the new venue has been more negative than positive and that work is being done with Sodexo to evaluate and make changes to better meet customer's needs, including moving to more grab and go choices. The hours of operation are currently 9:00am-6:00pm and it was suggested that it could be advantageous to remain open later in the evening to cover the break time for 3 hour evening classes.

##### Kosher Kitchen

Mr. Pearse reported on the opening of the new Kosher Kitchen area in the Indian Quad dining hall. 62 students signed up for the Kosher Meal Plan and the location is averaging 29 meal swipes per meal period.

##### Campus Center Construction

Mr. Pearse reported that construction is progressing on the Campus Center expansion project and explained that the East Addition will remain open, once the central and west sections of the Campus Center are completed, but will be re-done. The East Addition is set up to be able to be open while the rest of the Campus Center is closed providing options for late night hours of operation. Mr. Pearse noted that Cusato's hasn't done as well in the new location and that it will probably be moving back to the old location.

##### Tully's

Mr. Pearse advised that the conversion of the UFood serving and dining space to a full service Tully's restaurant was contingent on establishing a contract and developing a meal plan model.

that can be used in the venue. Tully's is a sports bar and a discussion followed on the possibility of serving alcohol on campus at this venue.

#### Starbucks

Mr. Pearse reported that a January 2017 opening is currently anticipated for Starbucks in the expanded Campus Center. This will be a full service store with the same pricing as a regular store. Decisions are still in process about how it will work with meal plans.

#### State Quad

Mr. Pearse reported that the State Quad serving line had received some refurbishment over the summer with replacement of counters that were in need of repair.

### **Patroon Room Furniture**

Mr. Pearse reported that new tables and chairs have been ordered for the Patroon Room, along with some other changes to make the location more upscale. Plans for branding the location better in the stairwell and entrance area are in process and discussion continues on how to make the best use of this key location in the Campus Center.

### **Meal Plans – Update 2017**

Mr. Pearse is working with Sodexo to prepare a meal plan proposal for 2017-2018 and this will be the key work of the Services Committee this year. Variables that need to be considered include Dutch closing and the future of Colonial. Dr. Christakis noted some of the factors that have contributed to the decision to close Dutch and to continue to review the status of Colonial. Especially noted were personnel costs to operate so many dining halls, stating that the issues of inefficiencies are troubling and need to be addressed. Discussion ensued on the impact on students of closing Dutch and any changes made to Colonial and measures that can be taken that will provide students with new and welcome options for dining.

### **UAS Overview**

Mr. Pearse presented the overview of UAS that has been prepared for the UAlbany president. Mr. Pearse will be presenting this at the UAlbany staff retreat next week.

### **Shop 24**

Mr. Pearse spoke about the ongoing issues with Shop24 that is currently non-operational. The original plan was to bring two of these on campus, but the first one has under-performed. UAS is in dispute with them about the maintenance of the first one and the purchase of a second one, which is no longer wanted.

## **NEW BUSINESS**

### **Bookstore RFP**

Dr. Christakis reported that the Bookstore contract expires in 2017. In preparation, a Request for Information (RFI) was issued to determine interest in bidding on the contract and responses were received from Barnes & Noble and Follett. The RFI's were reviewed by the Executive Committee and the committee is recommending to the Board that a Request for Proposal (RFP) be issued. A committee will be established to review the full proposals and select the winning bid. Mr. Wilcox outlined the process of putting out an RFP and noted that the three critical areas of review are financials, the management team and the vision for renovation of the space

### **Pension Committee Resolution**

Mr. Wilcox reported on the formation of a Pension Committee that will function as an independent committee that does not report to the UAS Board. The committee will be composed of representatives from the different entities that are enrolled in the UAS pension program (UAS, the Student Association and the Foundation), and carries the fiduciary responsibility for the management of

the fund. A consultant has been hired to help with the monitoring of the investments. Mr. Wilcox read a proposed resolution to create the Pension Committee and made a motion to adopt the resolution. Mr. Goel seconded the motion. The motion was approved and the resolution adopted.

**PUBLIC COMMENT**

No public comment at this time.

**ADJOURNMENT**

Dr. Christakis adjourned the meeting at 1:16pm.

Respectfully submitted,  
Latonia Spencer  
Secretary