

**MRRA Board Meeting
Bellegarde boathouse
July 11, 2017**

Attendance: Karen Scammell, Chur Masors, Jay Feenan, Terry Freeman, Tom Barrington

6:15 PM Meeting opens

Review of Jet Ski situation

- The environmental police are much more on the scene.
- They are giving out citations.

Treasurer: Chur Masors is back from vacation and Karen handed back the check book to her

Festival Regatta was very successful. Thanks to all who made it possible especially Dottie Semonian, Regatta Director.

Equipment committee. Jay suggested that we should hold a rigging session just to know how to fix simple things on boats. Jay will schedule for August.

Flip clinic went well, 6-8 people attended. Many thanks to Joe LaFreniere

Safety note from Terry Freeman to tell coaches to make sure we stay on the correct side of the river while rowing and not row in the middle of the river. Remember the 1/3 rule – you should be rowing on the 1/3 of the river closest to starboard shore. Middle of river is No Mans Land!

New Boathouse

Has been up and down. Owner has come around but is firm on \$450K for right of first offer. He wants a three year lease at \$42,000 a year.

- Will have to check hazard insurance (estimate \$2K/yr)
- Will have to pay taxes (\$4K/yr) which we will not pay when MRRA owns the building
- Will have to cover utilities (septic no charge, water, electric, internet) (estimate \$2K/yr)
- Will run about \$4200 a month.
- He will build extra bathroom (so 2 bathrooms, 1 shower)
- Karen asked owner if will give us a 15% decrease in price for each year of leasing.
- Need to have our lawyer review the lease.

Karen and Jay met with Westford Community Rowing. KC Lumbard and Mikie assistant coach, Peter Klenk Board member, Michelle Collette from Westford Recreation Department.

- They have a large masters rowing program (they combine sweep with sculling) – 60 masters
- They have four launches, 8-eights, 4-fours, a quad, 4 Zephyrs and a few other singles/doubles
- Youth programs with about 60 student athletes
- We gave them the price of \$2000 a month.

We also have the interest of a person who wants to begin a kayak and paddle board rental program.

Karen Scammell made a motion: To accept the Bertos family offer to lease 7 Middlesex Rd, Tyngsboro for \$3,500 a month, triple net, for three years with the option to then purchase for not to exceed \$450,000 in year four. Second, Jay Feenan, All voted in favor. After the meeting, Karen received the approval of Dennis McCarthy and Dottie Semonian.

Will work with lawyer to look at the lease and have final vote by the board. Will make sure the membership knows what is going on.

Meeting adjourned 6:56 PM