

MEMORANDUM

NOVEMBER 14, 2013

TO: ECONOMIC DEVELOPMENT AND INDUSTRIAL CORPORATION OF BOSTON AND PETER MEADE, DIRECTOR

FROM: LARRY MAMMOLI, DIRECTOR OF ENGINEERING AND FACILITIES MANAGEMENT
DENNIS DAVIS, DEPUTY DIRECTOR, INDUSTRIAL DEVELOPMENT AND COMMERCIAL LEASING
ANTHONY VERANI, PROJECT MANAGER, INDUSTRIAL DEVELOPMENT AND COMMERCIAL LEASING

SUBJECT: PROPOSED LICENSE AGREEMENT BETWEEN THE ECONOMIC DEVELOPMENT AND INDUSTRIAL CORPORATION OF BOSTON AND STAVIS SEAFOOD, INC TO PERMIT THE USE OF APPROXIMATELY 784 SQUARE FEET OF STORAGE AREA LOCATED AT 12 CHANNEL STREET WITHIN THE BOSTON MARINE INDUSTRIAL PARK

SUMMARY: This Memorandum requests that the Director, on behalf of the Economic Development and Industrial Corporation of Boston, be authorized to enter into a License Agreement with Stavis Seafood, Inc. to permit the use of approximately 784 square feet of storage area located in the basement of 12 Channel Street within the Boston Marine Industrial Park (hereinafter known as the "Licensed Premises" and further described in the attached "Exhibit A").

BACKGROUND

Stavis Seafood, Inc. ("Stavis") is an Economic Development and Industrial Corporation of Boston ("EDIC") Tenant whose principal business is the processing and distributing of seafood and related products. Stavis conducts their operations out of an approximately 31,313 square foot seafood processing facility located at 7 Channel Street within the Boston Marine Industrial Park ("BMIP").

Stavis has been a tenant in the BMIP since 1983 and currently employs approximately 60 people at the 7 Tide Street facility plus approximately 40 people at their corporate headquarters located at the Boston Fish Pier.

PROPOSAL

Use of the Licensed Premises shall be for a six-month term and be for the purpose of storage, warehouse and distribution of dry materials and equipment all in support of Stavis's regular seafood processing and distribution operations.

Stavis shall provide insurance acceptable to EDIC General Counsel naming EDIC as an additionally insured party.

Stavis shall prepay to EDIC a security deposit of no less than One Thousand Dollars (\$1,000.)

FISCAL IMPACT:

Over the six month term, EDIC shall receive no less than \$3,600.

An appropriate vote follows:

VOTED: That the Director be, and hereby is, authorized on behalf of the Economic Development and Industrial Corporation of Boston ("EDIC") to enter into a License Agreement with Stavis Seafood, Inc. to grant the exclusive use of Storage Cage B-1 located in the basement of 12 Channel Street within the Boston Marine Industrial Park on terms and conditions substantially consistent with the Board Memorandum submitted at the Board meeting held November 14, 2013.