

GRAYS HARBOR HISTORICAL SEAPORT AUTHORITY  
ABERDEEN, WASHINGTON May 20 2019

SEAPORT LANDING BRIEFING STATEMENT

**Vision**

The redevelopment of Seaport Landing will create a vibrant, mixed-use, working waterfront that will embrace and reflect the rich history and character of Grays Harbor. Seaport Landing will serve as the homeport for the Lady Washington and Hawaiian Chieftain tall ships. The development will include dynamic education opportunities, tourism attractions, public waterfront access site and maritime-related businesses.



**Location:** 500 North  
Custer Avenue,  
Grays Harbor County,  
City of Aberdeen  
Washington

**Size:** 23.4 upland acres,  
14.5 acres of state-  
owned tidelands

**Legislative District:** 19

**Congressional District:** 6

**Partners**

Organization	Role
Grays Harbor Historical Seaport Authority, a public development authority established by the City of Aberdeen	Project lead, property owner
City of Aberdeen	Operates adjacent public boat launch. Land use regulatory authority. Utility and infrastructure provider.
Coastal Community Action Program	Investor in the project
Quinault Indian Nation	Providing consultation and guidance. Potential financial contributor
Grays Harbor College	Partner in education programs
Washington State Department of Natural Resources	Manager of aquatic lands
Washington State Department of Ecology	Funder and regulatory authority for addressing environmental concerns

**Background**

Aberdeen's south waterfront on the Chehalis River was once home to a thriving mill complex and active commercial boatyard. The closure of both of these businesses in the last ten years left approximately 30 acres of property and 2,000 feet of waterfront vacant. The idea of creating a maritime heritage center has been discussed in the community since the 1980's when the City

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established the Grays Harbor Historical Seaport Authority (GHHS). The public development authority has built and operates the Lady Washington tall ship (the official tall ship of Washington) and the Hawaiian Chieftain, but has not been able to complete the vision of a homeport for the ships. Closure of the waterfront businesses created an opportunity for re-use of those properties to finally create that homeport.

The City of Aberdeen is home to approximately 17,000 residents, but the number of people swells during summer months. Over six million people per year drive through Aberdeen on their way to the Washington Coast. The City has struggled with one of the highest and most persistent unemployment rates in the State (over 11%). The Seaport Landing project is an opportunity to create an interpretive center, tourism attraction, and employment center that improves educational outcomes for children, provides workforce training and employment for adults, and increases spending in the local community.

### Project Elements

The master plan for Seaport Landing includes the following major project elements:

- Interpretive Center—interactive learning center designed for school age children and families to learn about the maritime history and ecology of Grays Harbor
- Hotel and Restaurant—Riverfront accommodations for tourists and dining for visitors and locals
- Waterfront Trail and Park—Multi-purpose trail with activity nodes and interpretive elements that integrates habitat enhancement along the shoreline
- Moorage Improvements for Tall Ships—construction of a floating dock adjacent to an existing fixed pier to improve accessibility to the tall ships during the range of tides
- Spar Shop—Renovation of existing industrial building to support unique woodworking shop operated by GHHS capable for producing ship masts and custom wood products, providing both an economic and educational opportunity
- Environmental Remediation—Targeted actions to address impacts resulting from over 100 years of industrial use of the property.

### Funding Request

The Seaport Authority is working with its project partners on a phased plan for redevelopment of site. They are developing a funding strategy that includes federal and state grants, private foundation grants, and individual donations. Major capital improvements include:

Capital Project	Funding Sources	Timing	Amount
Site Improvements—removal of poor condition industrial buildings to make space for the hotel project and Pier Improvements	State Capital Budget Request	2019-20	\$349,000 Funded
Interim Interpretive Center—adaptive re-use of existing building, including creating an event space and maritime trade school	Private foundations Individual donors	2022	TBD
Environmental Cleanup—remediation of legacy contamination	Department of Ecology Remedial Action Grant	2019-21	\$4.1M

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Public Trails and Open Space	Recreation and Conservation Office Grants	2020-21	TBD
Moorage Improvements for Tall Ships	Recreation and Conservation Office Grants	2020-21	TBD

