

Fort Worden Lifelong Learning Center Public Development Authority

Purpose Statement (from Revised City Charter, adopted September 19, 2011)

The purpose of the Authority is to provide an independent legal entity to manage, promote, develop, secure funding, and enhance the Fort Worden State Park (the “Park”) including undertaking, assisting with, and otherwise facilitating the implementation of a Lifelong Learning Center at the Park generally as envisioned in the Fort Worden Long-range Plan (2008) adopted by the Washington State Parks and Recreation Commission, including any amendments thereto. As a Lifelong Learning Center, the Park is envisioned to provide space or house a variety of tenants and groups that would offer both residential and non-residential programs and classes involving, among others, performing and visual arts, environmental and natural resources, health and wellness, historic preservation, woodworking and cultural history, and culinary arts. Individual patrons, small groups and conference attendees would include people from all over the world seeking a variety of educational opportunities offered at the Park.

The Lifelong Learning Center vision provides the Park and resident and nonresident organizations a unique and timely opportunity to develop an integrated economy, dramatically increasing the overall capabilities through coordination, centralization, and consolidation of marketing, fundraising and business management functions. The Authority will partner with organizations currently residing at the Park and other public, private and nonprofit entities to:

- manage and lease buildings and property, including the Park or portions of the Park;
- lease or acquire real property;
- promote and brand the Park as a Lifelong Learning Center;
- secure funding and financing to undertake the (re)development, construction and maintenance of structures and facilities located at the Park;
- further the historic preservation goals of the Park through rehabilitation and reuse of historic structures;
- continue public access to and enjoyment of the Park’s resources, including through management and operation of the Park or portions of the Park;
- facilitate private investment at the Park and create jobs to further the economic development of the City and Jefferson County;
- recruit and attract new programming partners;
- further the development of sustainable programming through marketing, development of shared services and infrastructure improvements; and

- enhance the Park as a significant heritage-based destination and attraction, providing opportunities for cultural tourism and the appreciation and enjoyment of the natural, cultural, and historic resources of the Park.

The Authority will develop the necessary agreements and partnerships for the use, operation, management and development of State-owned facilities and properties located within the Park. Under a lease or transfer agreement the Authority will accept responsibility for providing certain public benefits and successfully transitioning the Park to a self-sustaining center for lifelong learning, generally consistent with the 2008 Fort Worden Long-range Plan (including any amendments thereto). The Authority will support the Fort Worden businesses and tenants in a collaborative effort to preserve, enhance and operate the Park for public benefit through education, resource development, advocacy, community identity, programs and sustainable economic development.

For the purpose of securing the exemption from Federal income taxation for interest on obligations of the Authority, the Authority constitutes an authority and instrumentality of the City (within the meaning of those terms in regulations of the United States Treasury and rulings of the Internal Revenue Service prescribed pursuant to Section 103 and Section 145 of the Internal Revenue Code of 1986, as amended).