



**AGENDA
CITY OF LAKE WORTH
CITY COMMISSION MEETING
CITY HALL COMMISSION CHAMBER
TUESDAY, OCTOBER 06, 2015 - 6:00 PM**

- 1. ROLL CALL:**
- 2. INVOCATION:** Pastor Ray Stenersen, Lake Worth Apostolic Lutheran Church
- 3. PLEDGE OF ALLEGIANCE:** Led by Commissioner Christopher McVoy
- 4. AGENDA - Additions/Deletions/Reordering:**
- 5. PRESENTATIONS:** (there is no public comment on Presentation items)
 - A. Apprenticeship / Lineman Program Graduation for Marcus Neal
 - B. Certificate of Recognition to Florida Food and Farm, LLC for volunteerism
 - C. Southern Golf Central Magazine's framed article presented to the City
 - D. Parrot Cove Neighborhood Association update
- 6. COMMISSION LIAISON REPORTS AND COMMENTS:**
- 7. PUBLIC PARTICIPATION OF NON-AGENDAED ITEMS AND CONSENT AGENDA:**
- 8. APPROVAL OF MINUTES:**
 - A. City Commission Meeting - September 15, 2015
 - B. City Commission Special Meeting - September 22, 2015
- 9. CONSENT AGENDA:** (public comment allowed during Public Participation of Non-Agendaed items)
 - A. Resolution No. 55-2015 - amend the list of observed legal holidays to add Columbus Day
 - B. Resolution No. 56-2015 - amended agreement with the Supervisor of Elections Office for equipment use and election services and designate the Municipal Canvassing Board

- C. Resolution No. 57-2015 - Amendment 001 to the Interlocal Agreement for the CDBG-funded 11th Avenue South Right-of-Way Improvements project
- D. First Amendment to the Legal Services Agreement with the Law firm of Caldwell Pacetti Edwards Schoech & Viator LLP
- E. Ratify appointment of a board member to the Electric Utility Advisory Board
- F. Ratify the appointment of a board member to the Historic Resources Preservation Board

10. PUBLIC HEARINGS:

- A. Ordinance No. 2015-12 - Second Reading and Public Hearing - amend various sections in the City's Land Development Regulations

11. UNFINISHED BUSINESS:

12. NEW BUSINESS:

- A. Ordinance No. 2015-14 - First Reading - create valet parking regulations and schedule the public hearing date for October 20, 2015
- B. Ordinance No. 2015-15 - First Reading - amend the City's Sidewalk Cafe ordinance and schedule the public hearing date for October 20, 2015
- C. Discuss the Lake Worth Beach Complex, Casino Building Vacant Space and Municipal Pool Invitation to Negotiate (ITN)

13. LAKE WORTH ELECTRIC UTILITY:

- A. **PRESENTATION:** (there is no public comment on Presentation items)
 - 1) Update on the electric utility system
- B. **CONSENT AGENDA:** (public comment allowed during Public Participation of Non-Agendaed items)
- C. **PUBLIC HEARING:**
- D. **NEW BUSINESS:**

14. CITY ATTORNEY'S REPORT:

15. CITY MANAGER'S REPORT:

- A. October 20, 2015 draft Commission agenda

16. ADJOURNMENT:

If a person decides to appeal any decision made by the board, agency or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (F.S. 286.0105)

NOTE: ONE OR MORE MEMBERS OF ANY BOARD, AUTHORITY OR COMMISSION MAY ATTEND AND SPEAK AT ANY MEETING OF ANOTHER CITY BOARD, AUTHORITY OR COMMISSION.



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: City Clerk

EXECUTIVE BRIEF

TITLE:

Parrot Cove Neighborhood Association update

SUMMARY:

Mr. Anthony Marotta, Parrot Cove Neighborhood Association President, will advise the Commission on activities in the neighborhoods.

BACKGROUND AND JUSTIFICATION:

At the City Commission meeting on July 20, 2010, the City Commission requested that all neighborhood associations provide an update. The last update from the Parrot Cove Neighborhood Association was on June 3, 2014.

MOTION:

Not applicable

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: Human Resources

EXECUTIVE BRIEF

TITLE:

Resolution No. 55-2015 – amend the list of observed legal holidays to add Columbus Day

SUMMARY:

This Resolution will add Columbus Day as an observed legal holiday for City employees.

BACKGROUND AND JUSTIFICATION:

On September 29, 2015, the City Commission approved ratification of a collective bargaining agreement with the International Brotherhood of Electrical Workers (IBEW), which included adding Columbus Day to their list of observed legal holidays. Staff and representatives of the Public Employees Union (PEU) and Professional Manager's & Supervisor's Association Union (PMSA) continue to be in ongoing negotiations.

Since Columbus Day is observed this year on October 12, 2015, which will occur prior to conclusion of negotiations or ratification of these two union agreements, a resolution to include this holiday is being requested.

MOTION:

I move to approve/not approve Resolution No. 55-2015.

ATTACHMENT(S):

Fiscal Impact Analysis – Not Applicable
Resolution



AGENDA DATE: October 06, 2015, Regular Meeting

DEPARTMENT: City Clerk

EXECUTIVE BRIEF

TITLE:

Resolution No. 56-2015 - amended agreement with the Supervisor of Elections Office for equipment use and election services and designate the Municipal Canvassing Board and designate the Municipal Canvassing Board.

SUMMARY:

The Resolution amends the 2015 agreement with the County Supervisor of Elections and appoints three members to the Municipal Canvassing Board.

BACKGROUND AND JUSTIFICATION:

Every year, the City approves a one-year agreement with the County Supervisor of Elections (SOE) for equipment use and election services. This agreement outlines all duties, responsibilities, and fees associated with the SOE assisting local municipal elections. Changes, shown in red in the attached agreement, include adding the General Election date, specifying the minimum number of Municipal Canvassing Board members, and increasing the number of days to designate early voting sites. The term of the agreement is from January 1 through December 31, 2016, and the cost for this service remains the same as in 2015. The City Clerk's Office has budgeted \$36,400 in Fiscal Year 2016 to conduct municipal elections.

The Resolution also designates the City Clerk, Internal Auditor, and retired judge or attorney having Constitutional knowledge to serve as the City's Canvassing Board.

MOTION:

I move to approve/disapprove Resolution No. 56-2015.

ATTACHMENT(S):

Fiscal Impact Analysis
Agreement – showing changes
Agreement
Resolution

FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2016	2017	2018	2019	2020
Capital Expenditures	0	0	0	0	0
Operating Expenditures	\$36,400	0	0	0	0
External Revenues	0	0	0	0	0
Program Income	0	0	0	0	0
In-kind Match	0	0	0	0	0
Net Fiscal Impact	\$36,400	0	0	0	0

No. of Addn'l Full-Time Employee Positions	0	0	0	0	0
--	---	---	---	---	---

B. Recommended Sources of Funds/Summary of Fiscal Impact: Funding for the election is from accounts 001-1030-511-13-10 (Other Salaries/Part Time), 001-1030-511-49-10 (Other Current Charges /Obligations /Advertising) and 001-1030-511-49-50 (Other Current Charges/Obligations/Elections)

City Clerk		Municipal General Elections			
Account Number (s)	Account Description (s)	FY 2016 Budget	Current Balance	Agenda Expenses	Remaining Balance
001-1030-511-13-10	Other Salaries/ Part Time	40,144	Pending Bud Apprv	(20,000)	20,144
001-1030-511-49-10	Other Current Charges/Advertising	1,392	Pending Bud Apprv	(1,392)	1,392
001-1030-511-49-50	Other Current Charges/Elections	15,000	Pending Bud Apprv	(15,000)	15,000
Total				(36,392)	

C. Department Fiscal Review: pjl



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: Public Services

EXECUTIVE BRIEF

TITLE:

Resolution No. 57-2015 - Amendment 001 to the Interlocal Agreement for the CDBG-funded 11th Avenue South Right-of-Way Improvements project

SUMMARY:

The Resolution extends the 11th Avenue South Right-of-Way Improvements Project's completion date from September 30, 2016 to March 31, 2017.

BACKGROUND AND JUSTIFICATION:

On May 19, 2015, Palm Beach County and the City entered into an Interlocal Agreement for the 11th Avenue South Right-of-Way Improvements Project (Project Interlocal Agreement) that sets forth the terms and conditions for the expenditure of \$267,396 in Community Development Block Grant funds for the development of a pedestrian friendly greenway in the unimproved public right-of-way of 11th Avenue South between South A and South G Streets. Specific improvements for the project will consist of clearing and grubbing of the site, construction of concrete sidewalks and driveways, landscaping of the area, and other work associated with, and pertinent to, the installation of the greenway. All improvements will be ADA compliant.

As a result of master planning efforts by the City and combining water, sewer, drainage and roadway projects, the City will be installing a new water main along the public right of way of 11th Avenue South between South A Street and South G Street. The additional utility infrastructure work will necessarily delay the start of the greenway construction, thereby affecting the time of performance as originally set forth in the Interlocal Agreement.

MOTION:

I move to approve/not approve Resolution No. 57-2015.

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable
Resolution
Amendment 001



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: Legal

EXECUTIVE BRIEF

TITLE:

First Amendment to the Legal Services Agreement with the law firm of Caldwell Pacetti Edwards Schoech & Viator LLP.

SUMMARY:

The City Attorney recommends amending the agreement for legal services with the law firm of Caldwell Pacetti Edwards Schoech & Viator LLP (the "Firm").

BACKGROUND AND JUSTIFICATION:

The City entered into a legal services agreement with the Firm on February 5, 2015 to provide certain legal services to the City concerning land acquisition and potential eminent domain proceedings pertaining to the proposed Boutwell Road improvement project. Due to the continuing nature of this project, the City and the Firm desire to amend the agreement to revise the term of the agreement from a one year term to an open-ended agreement without a term, with the parties retaining the right to termination upon notice to the other party. In addition, the amendment will delete the not to exceed amount of Twenty-Five Thousand Dollars to provide that compensation to the Firm will be in accordance with the fees and expenses set forth in the Agreement conditioned upon the appropriation of sufficient funds for said fees and expenses.

MOTION:

I move to approve / not approve the First Amendment to the Legal Services Agreement with the law firm of Caldwell Pacetti Edwards Schoech & Viator LLP.

ATTACHMENT(S):

Fiscal Impact Analysis
Amended Agreement
Statement of Cases

FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2016	2017	2018	2019	2020
Capital Expenditures	0	0	0	0	0
Operating Expenditures	30,000	0	0	0	0
External Revenues	0	0	0	0	0
Program Income	0	0	0	0	0
In-kind Match	0	0	0	0	0
Net Fiscal Impact	0	0	0	0	0
No. of Addn'l Full-Time Employee Positions	0	0	0	0	0

B. Recommended Sources of Funds/Summary of Fiscal Impact: 304-5020-541-31-10

Legal Services		Law Office of Caldwell Pacetti Edwards Schoech & Viator LLP			
Account Number (s)	Account Description	FY 2016 Budget	Available Balance	Agenda Expenses	Remaining Balance
304-5020-541-31-10	Legal Services	30,000	\$30,000	\$	30,000

C.

D. Department Fiscal Review: _____



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: City Commission

EXECUTIVE BRIEF

TITLE:

Ratify appointment of a board member to the Electric Utility Advisory Board

SUMMARY:

This item is to ratify the City Commission's appointment of Roger St. Martin as an at-large utility service area representative for a term ending on July 31, 2016.

BACKGROUND AND JUSTIFICATION:

On September 10, 2015 the Village of Palms Springs Council selected Roger St. Martin to represent them as a member of the City's Electric Utility Advisory Board.

On February 5, 2013, the Commission adopted an ordinance amending the board member appointment process to allow for the selection of board members by individual elected officials. In accordance with the ordinance, the board appointments would be effective upon ratification by the Commission as a whole.

MOTION:

I move to ratify the City Commission's appointment of Roger St. Martin to the Electric Utility Advisory Board for a term ending on July 31, 2016.

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable
Board Membership Application
Electric Utility Advisory Membership Board Log



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: City Commission

EXECUTIVE BRIEF

TITLE:

Ratify the appointment of a board member to the Historic Resources Preservation Board

SUMMARY:

This item is to ratify Commissioner Andy Amoroso's appointment of Erin Fitzhugh Sita to the Historic Resources Preservation Board to fill an unexpired term ending in July 31, 2017.

BACKGROUND AND JUSTIFICATION:

On February 5, 2013 the Commission adopted an ordinance amending the board member appointment process to allow for the selection of board members by individual elected officials. In accordance with the ordinance, the board appointments would be effective upon ratification by the Commission as a whole.

MOTION:

I move to ratify Commissioner Amoroso's appointment of Erin Fitzhugh Sita to the Historic Resources Preservation Board to fill an unexpired term ending in July 31, 2017.

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable

Board Membership Application

Historic Resources Preservation Board Log



CITY OF LAKE WORTH

7 North Dixie Highway · Lake Worth, Florida 33460 · Phone: 561-586-1600 · Fax: 561-586-1750

AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: Community Sustainability

EXECUTIVE BRIEF

TITLE:

Ordinance No. 2015-12 - Second Reading - amend various sections in the City's Land Development Regulations

SUMMARY:

The Ordinance amends Chapter 23, Land Development Regulations, of the City's Code of Ordinances including two (2) articles of the Land Development Regulations: Administration, and Zoning Districts.

BACKGROUND AND JUSTIFICATION:

On August 6, 2013, the City of Lake Worth adopted Chapter 23, Land Development Regulations (LDRs), of the Code of Ordinances. The LDRs include six (6) articles governing all development within the City. As use of the adopted LDRs progress, some provisions require clarification and edits/additions to provide consistency, improve understanding and facilitate implementation as well as address issues that have arisen since adoption.

The proposed amendments provide clarification, edits and additions to the following sections of the LDRs: Article 2 - Division 1: Administration, Section 23.2-36 – Rezoning of Land and Future Land Use Map (FLUM); Article 3 - Division 2: Zoning Districts, Residential Districts, Section 23.3-7 – SF-R – Single-Family Residential; Article 3 – Division 6: Planned Development, Section 23.3-25(e) – Mixed Use Urban Planned Development..

On August 5, 2015, the Planning & Zoning Board, at its regularly scheduled meeting, discussed the proposed amendments to the LDRs and voted 7-0 to recommend approval to the City Commission.

On August 12, 2015, the Historic Resources Preservation Board, at its regularly scheduled meeting, discussed the proposed amendments to the LDRs and voted 6-0 to recommend approval to the City Commission.

At its meeting of September 1, 2015, the City Commission voted 3-2 to approve the ordinance on first reading and to schedule the public hearing for September 15, 2015.

At its meeting on September 15, 2015, three members of the City Commission voted to approve the ordinance. However, due to procedural issues, staff has recommended that the public hearing be re-advertised and conducted again.

MOTION:

I move to approve/disapprove Ordinance No. 2015-12 on second reading.

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable
Ordinance

P&Z Board Staff Reports

HRPB Staff Reports



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: Legal

EXECUTIVE BRIEF

TITLE:

Ordinance No. 2015-14 - First Reading - create valet parking regulations and schedule the public hearing date for October 20, 2015

SUMMARY:

The Ordinance regulates the operation of valet parking within the city and requires property owners to secure a valet parking permit prior to engaging in the services.

BACKGROUND AND JUSTIFICATION:

Valet parking is a convenient way for residents and visitors to access the City's businesses; however, valet parking has the potential to disrupt vehicular and pedestrian traffic if not regulated. The Valet Parking Ordinance requires property owners to secure a permit prior to providing valet parking services. The application process requires, in part, that valet parking operators are licensed and insured and that operators have secured sufficient accessible private off-street parking spaces. On-street parking spaces and city owned or operated parking facilities may not be used by permittees to park vehicles. The Ordinance's permit criteria ensure, among other safeguards, that permits will not be issued where the drop-off or pick-up of vehicles will interfere with the safe operation of traffic or result in the delay of traffic. No more than one valet parking operation per City block may be authorized. Among other restrictions, the Ordinance requires that valet parking stands not interfere with pedestrian traffic and that they be maintained in a clean and attractive appearance. The Ordinance also ensures that the City always maintains the priority of use of the public right-of-way and the discretion to temporarily suspend a permit for any of its special events. The Ordinance provides for the ongoing regulation of valet parking operations; the authority of the City to revoke or suspend a permit; and the use of code enforcement procedures if certain violations exist. Further, the FDOT is requiring the City to enter into a Lease Agreement that will govern the use of the sidewalks lying within the existing right-of-way of eastbound and westbound State Road S-802 a/k/a Lake Avenue (eastbound) and Lucerne Avenue (westbound) between Dixie Highway to the west and Federal Highway to the east (collectively, the "Sidewalks"). The Valet Parking Ordinance addresses the FDOT Lease; ensures that permittees are made subject to the FDOT Lease Agreement; and requires their compliance with the Lease Agreement's terms and conditions which include, but are not limited to, insurance and indemnification requirements, the payment of rent, maintenance of the right-of-way, inspections and termination provisions.

MOTION:

I move to approve/not approve Ordinance No. 2015-14 on first reading and schedule the public hearing date for October 20, 2015.

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable
Ordinance



AGENDA DATE: October 6, 2015, Regular Meeting

DEPARTMENT: Legal

EXECUTIVE BRIEF

TITLE:

Ordinance No. 2015-15 - First Reading - amend the City's Sidewalk Cafe ordinance and schedule the public hearing date for October 20, 2015

SUMMARY:

This Ordinance addresses the Florida Department of Transportation's (FDOT) proposed lease agreement terms and conditions and to make the City's sidewalk café permittees aware of and subject to them.

BACKGROUND AND JUSTIFICATION:

The City Commission adopted a Sidewalk Café Ordinance to require sidewalk cafes to be permitted and regulated by the City. The FDOT is requiring the City to enter into a Lease Agreement that will govern the use of the sidewalks lying within the existing right-of-way of eastbound and westbound State Road S-802 a/k/a Lake Avenue (eastbound) and Lucerne Avenue (westbound) between Dixie Highway to the west and Federal Highway to the east (collectively, the "Sidewalks"). The Sidewalk Café Ordinance requires amending to address the FDOT Lease; to ensure that permittees are made subject to the FDOT Lease Agreement; and to require their compliance with the Lease Agreement's terms and conditions which include, but are not limited to, insurance and indemnification requirements, the payment of rent, maintenance of the right-of-way, inspections and termination provisions.

MOTION:

I move to approve / not approve Ordinance No. 2015-15 on first reading and schedule the public hearing date for October 20, 2015.

ATTACHMENT(S):

Fiscal Impact Analysis – not applicable
Ordinance



AGENDA DATE: June 16, 2015, Regular Meeting

DEPARTMENT: Commissioner Amoroso

EXECUTIVE BRIEF

TITLE:

Discuss the Lake Worth Beach Complex, Casino Building Vacant Space and Municipal Pool Invitation to Negotiate (ITN)

SUMMARY:

This item is to discuss the ITN Evaluation Committee's recommendations and provide direction to staff.

BACKGROUND:

Since the Casino Building re-opened in the fall of 2012, the City has been grappling with how to fill the vacant commercial space remaining in the building. The City has also had other numerous challenges at the beach including, but not limited to, challenges with the adjacent old pool building; the operation and maintenance of the pool; shortfalls in the Beach Fund; and, operations at the Casino Ballroom. City staff identified utilizing the ITN process as a way to provide the Commission with viable alternatives to address these issues. Unlike other selection processes allowed under state law, the ITN encourages creative proposals, incorporates a negotiation process, and allows for the comparison of 'apples and oranges' proposals. Based upon the previous experience with the other commercially leased spaces in the Casino Building, the intent was to vet the proposals to a feasible and permissible project(s) for consideration by the Commission. Along with the parameters set forth in the ITN document, there are restrictions contained in the Comprehensive Plan and the Zoning Code for the Beach and Casino Zoning District (BAC) (all approved in 2007). Additionally, the City Charter, Article 2, Section 3 states:

“City-owned property east of A1A roadway shall not be declared surplus property and shall not be sold, hypothecated, conveyed, or leased, except for a lease of less than 20 years, without the affirmative vote of a majority of the electors of the City of Lake Worth at a properly noticed and scheduled referendum.”

On September 2, 2014, the City issued the ITN to seek replies for one or more commercial ventures with the following available options (including management and/or development of surrounding areas):

- For the upstairs vacant tenant space at the Casino Building.
- For meeting space (ballroom) and kitchen at the Casino Building.
- For the municipal pool area.

On October 14, 2014, the City received replies from Hudson Holdings; Anderson Carr (on behalf of Oceanside Bar and Grill); and, Wave House Miami. The Evaluation Committee decided in a public meeting to commence negotiations with all three (3) offerors.

The Evaluation Committee conducted several internal negotiation strategy meetings and one meeting to meet with the offerors on their proposed projects. On two occasions, the Evaluation Committee sought additional information from the offerors. Wave House Miami did not submit the requested information on the first occasion, and the Evaluation Committee decided to move forward with the other two offerors (Hudson Holdings and Anderson Carr). The City received final replies on March 2, 2015 from Hudson Holdings and Anderson Carr. The Evaluation Committee conducted further fact finding on the final replies and, on April 28, 2015, conducted a public meeting to determine its next step(s) in the process. At the April 28, 2015 meeting, the Evaluation Committee made three recommendations to the City Commission:

1. That the City Commission direct City staff (William Waters) to develop a request for qualifications (RFQ) for a qualified firm to prepare a traffic/development impact study with related evaluations in order to discern viable levels of development and intensity of uses at the beach.
2. That during the budget process, the City Commission hold a separate workshop on the Beach Fund in order to address policy decisions that must be made for the FY 2016 Beach Fund budget.
3. That the City Commission continue negotiations with Anderson Carr (on behalf of Oceanside Bar & Grill) for the lease of the upstairs vacant space at the Casino Building and management/lease of the ballroom.

The Evaluation Committee also recommended that the foregoing be concluded within six (6) months. As of April 28, 2015, the Evaluation Committee is dissolved.

Pursuant to the ITN, the City Commission is to consider the recommendations of the City's Evaluation Committee. The City Commission has broad discretion to do the following:

- o Determine which offeror(s) should be awarded a contract(s) with the City (with or without further negotiations);
- o Request presentations from any and all offerors;
- o Request further fact-finding by City staff or other appointee(s) with any and all offerors;
- o Reject any and all of the replies;
- o Cancel the ITN; and/or,
- o Re-issue the ITN.

As to the Evaluation Committee's recommendations related to an RFQ and Beach Fund workshop, it is within the City Commission's discretion to approve or reject such recommendations.

As a summary of each offeror's proposed project, the following information is provided:

For Wavehouse Miami, it proposed utilizing the existing pool area to install a wave-house/wave-pool and similar water recreational features with a surrounding tiki/restaurant facility.

For Hudson Holdings, it proposed a convention/event facility (to compliment the Gulfstream Hotel) with associated retail/restaurant locations, spa, club, pools and a parking structure. Hudson Holdings made revisions to its project during the course of the ITN process.

For Anderson Carr (on behalf of Oceanside Bar & Grill), it proposed building out the upstairs vacant space for a restaurant and taking over the management of the ballroom. Oceanside Bar & Grill made revisions to its project during the course of the ITN process.

On July 23, 2015, Wavehouse Miami notified the City that they were moving in another direction and were no longer interested in pursuing this ITN because of the uncertainty with their submittal, the lengthy process the ITN took, and not having the ability to use the larger site plan that would have allowed them to incorporate the surf pool into the project.

On July 30, 2015, the City Commission held a Work Session to hear Hudson Holdings and Anderson Carr's proposals and for the public to ask questions to the presenters; however no further direction was provided.

On September 15, 2015, Hudson Holdings notified the City of their intent to withdraw from the ITN.