

REGULAR MEETING

INLAND VALLEY DEVELOPMENT AGENCY

A regional joint powers authority dedicated to the reuse of Norton Air Force Base
for the economic benefit of the East Valley

**WEDNESDAY
APRIL 22, 2009
3:00 P.M.**

**(The IVDA Meeting is anticipated to
start no earlier than 3:30 P.M.)**

Loma Linda City Hall
Council Chambers
25541 Barton Road
Loma Linda, California

AGENDA

- A. **CALL TO ORDER**
- B. **ROLL CALL**
- C. **ITEMS TO BE ADDED OR DELETED**
- D. **CONFLICT OF INTEREST DISCLOSURE/INFORMATIONAL ITEMS**
 - 1. Note agenda item contractors and subcontractors which may require member abstentions due to possible conflicts of interest.
 - 2. Informational Items

E. BOARD CONSENT ITEMS

The following consent items are expected to be routine and non-controversial and will be acted upon by the Board at one time unless the Board directs that an item be held for further discussion under **DEFERRED ITEMS G.**

3. Receive Register of Demands
4. Receive and File Cash Report for March 31, 2009, for the Inland Valley Development Agency (IVDA)
5. Approve Meeting Minutes: April 8, 2009
6. Authorize Staff to Advertise for Bids for Kelly Space & Technology, Inc., Jet & Rocket Test Site Landscape Improvements Project Phase II, Subject to Approval by the U.S. Department of Commerce Economic Development Administration (EDA) Grant No. 07-49-05623
7. Consider Request for Member Agencies to Provide Letters of Support for the Third Street and Fifth Street and Mt. View Avenue Projects

ACTION ON CONSENT CALENDAR**F. BOARD DISCUSSION ITEMS**

8. Adopt Resolution No. 2009-07 of the Inland Valley Development Agency (IVDA) Establishing a Policy for Categorical Exemption Approvals in Accordance with California Environmental Quality Act (CEQA) Guidelines
9. Ratify Change Order Nos. 17 through 23 and Approve Balancing Change Order No. 24 with Hillcrest Contracting for the Phase II Street Improvement Project – Del Rosa Drive, Harry Sheppard, and Airport Drive Pursuant to U.S. Department of Commerce Economic Development Administration (EDA) Grant No. 07-49-06137; and Approve a Notice of Completion
10. Approve Award of Contract to Miller Architectural Corporation in an Amount Not to Exceed \$179,750 for Preparation of Plans and Specifications and Engineer's Estimate and Contract Administration for Certain Demolition, Code Compliance and Tenant Improvements for Former Norton Air Force Base Building No. 48

11. Approve Award of Contract to Vance Corporation in an Amount Not to Exceed \$864,773 for Former Defense Finance and Accounting Service (DFAS) Parking Lot Improvements
12. Adopt Resolution No. 2009-08 of the Inland Valley Development Agency (IVDA) (1) Making Certain Findings and Determinations and Consenting to Payments for Public Improvements by the IVDA Pursuant to Health and Safety Code Sections 33445 Related to Certain Airport Capital Improvements; (2) Authorizing Expenditures in an Amount Not to Exceed \$8,500,000 to be Deposited into a Certain Bank Account with First American Fund Control, Inc., for the Continued Development of the Airport Fixed Base Operator (FBO) Facility

G. **ADDED AND DEFERRED ITEMS**

H. **PUBLIC COMMENT**

I. **CLOSED SESSION**

13. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8

Property: Norton Air Force Base (excluding Airport areas)

Negotiating Parties: Philip H. Mook, Jr. on behalf of the **United States Air Force**
Donald L. Rogers, Interim Executive Director, on behalf of the IVDA

Under negotiations: Instruction will be given to the IVDA negotiator concerning price and terms of payment for acquisition of all or portions of available areas on Norton Air Force Base

14. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8

Property: Palm Meadows Golf Course (PMGC)
1964 E. Palm Meadows Drive, San Bernardino, CA

Negotiating Parties: Todd Platt on behalf of **Hillwood Strategic Services**
Donald L. Rogers, Interim Executive Director, on behalf of the IVDA

Under negotiations: Instruction will be given to the IVDA negotiator concerning acquisition of an interest in the above referenced property

15. Conference with Legal Counsel – Anticipated Litigation. There is significant exposure to litigation pursuant to Government Code Section 54956.9(b): one case.

J. ADJOURN MEETING

Inland Valley Development Agency (IVDA) Board meetings are aired on City of San Bernardino Access Channel 3 at 6:00 p.m. on the Monday following the Board meeting and at 2:00 p.m. on the Wednesday following the Board meeting. Copies of the reports or other written documentation relating to each agenda item described in Section E. and Section F. above will be provided at the meeting and are on file in the office of the Clerk of the Board, 294 S. Leland Norton Way, Suite 1, San Bernardino, California. They are available for public inspection during regular office hours which are 8:00 a.m. to 5:00 p.m., Monday through Friday. This agenda was posted in accordance with applicable State law. In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Inland Valley Development Agency office at (909) 382-4100. Notification 48 hours prior to the meeting will enable IVDA staff to make reasonable arrangements to ensure accessibility to this meeting.