

# REGULAR MEETING

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## 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

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**WEDNESDAY  
APRIL 8, 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. Approve Meeting Minutes: March 25, 2009
5. Approve a Notice of Completion with Tri Span, Inc. for Phase II of the Abatement and Demolition of East Annex Offices Located in Hangar 763 and Abatement and Demolition for Portions of Building 747 Project, U.S. Department of Commerce Economic Development Administration (EDA) Grant No. 07-49-05672; and Release Retention Upon Recordation with the County of San Bernardino

**ACTION ON CONSENT CALENDAR**

F. **BOARD DISCUSSION ITEMS**

6. Authorize the Issuance of the 2009A Bonds and Designation of the Financing Team by Approval of Resolution 2009-05 of the Inland Valley Development Agency (IVDA) Authorizing the Issuance of Not to Exceed in Aggregate \$30,000,000 Tax Allocation Bonds Series 2009A
7. Adopt Resolution No. 2009-06 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 Section 33445 Related to Certain Airport Capital Improvements; and, (2) Authorizing Expenditures in an Amount Not to Exceed \$14,513,100 for the Airport Terminal Renovation Project and Related Airport Infrastructure
8. Authorize Quitclaim of Certain Portions of Existing Former United States Air Force (USAF) Off-Base Utility Easements; and Authorize Acceptance of Replacement Easements for Certain Portions of the Off-Base Utility System

G. **ADDED AND DEFERRED ITEMS**

H. **PUBLIC COMMENT**

I. **CLOSED SESSION**

- I. 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

- II. 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

- III. 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.*