

SAN BERNARDINO INTERNATIONAL AIRPORT AUTHORITY
REGULAR MEETING AGENDA
WEDNESDAY, MAY 27, 2026
5:00 PM

MAIN AUDITORIUM – Norton Regional Event Center, 1601 East Third Street, San Bernardino, CA



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

Penny Lilburn, President

Mayor, City of Highland

Joe Baca, Jr., Vice President

Supervisor, County of San Bernardino

Theodore Sanchez, Secretary

Councilmember, City of San Bernardino

COMMISSION MEMBERS:

Frank J. Navarro

Mayor, City of Colton

Rhodes Rigsby

Councilmember, City of Loma Linda

Kim Knaus

Councilmember, City of San Bernardino

ALTERNATE COMMISSION MEMBERS:

Dawn Rowe

Supervisor, County of San Bernardino

Phillip Dupper

Mayor, City of Loma Linda

John Echevarria

Councilmember, City of Colton

Jimmy Saldana

Mayor Pro Tem, City of Highland

Fred Shorett

Councilmember, City of San Bernardino

- Full agenda packets are available at the SBIAA office, 1601 East Third Street, San Bernardino, California, will be provided at the meeting, and are posted in the Public Meetings/Agenda section of our website at www.sbiaa.org. Office hours are 8:00 a.m. to 5:00 p.m., Monday–Friday.
- Recordings of the SBIAA Commission meetings are available in the Public Meetings/Agenda section of our website at www.sbiaa.org.
- In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the SBIAA office at (909) 382–4100. Notification 48 hours prior to the meeting will enable SBIAA staff to make reasonable arrangements to ensure accessibility to this meeting.
- Anyone who wishes to speak during public comment or on a particular item will be requested to fill out a speaker slip. Prior to speaking, speaker slips should be turned in to the Clerk of the Board.
- Public comments for agenda items that are not public hearings will be limited to three minutes.
- Public comments for items that are not on the agenda will be limited to three minutes.
- The three–minute limitation shall apply to each member of the public and cannot be shared.
- An additional three minutes will be allotted to those who require translation services.

ORDER OF BUSINESS – CLOSED SESSION

This meeting of the governing Commissions of the San Bernardino International Airport Authority will begin with Closed Session Public Comment and Closed Session, immediately followed by the Open Session portion of the meeting.

- **CALL TO ORDER**
- **CLOSED SESSION PUBLIC COMMENT**
- **LEGAL COUNSEL RECITES CLOSED SESSION ITEMS**
- **RECESS TO CLOSED SESSION**

A. CALL TO ORDER / ROLL CALL

B. CLOSED SESSION PUBLIC COMMENT

The Closed Session Public Comment portion of the San Bernardino International Airport Authority Commission meeting is limited to a maximum of three minutes for each speaker and comments will be limited to matters appearing on the Closed Session portion of the agenda. Additional opportunities for further Public Comment will be given during and at the end of the meeting. An additional three minutes will be allotted to those who require translation services.

C. CLOSED SESSION

An announcement is typically made prior to closed session discussions as to the potential for a reportable action at the conclusion of closed session.

- a. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8
Property: 105 North Leland Norton Way, San Bernardino CA 92408
Negotiating Parties: Michael Burrows, SBIAA Chief Executive Officer and Betty Lui, Transportation Security Administration (TSA)
- b. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8
Property: 2235 East Perimeter Road, San Bernardino CA 92408
Negotiating Parties: Michael Burrows, SBIAA Chief Executive Officer and Kevin Horan, SBRETC
- c. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8
Property: 275 N. Leland Norton Way, San Bernardino CA 92408
Negotiating Parties: Michael Burrows, SBIAA Chief Executive Officer and Mike Allen, Executive Vice President, Bulk Fuel Sales, Titan Aviation Fuels
- d. Conference with Legal Counsel pursuant to Gov. Code 54956.9(d) – significant exposure to litigation: two cases

- e. Conference with Labor Negotiators Pursuant to Government Code Section 54957.6.

The SBIAA Commission will meet with its duly designated representative to discuss salaries, salary schedules and compensation, and fringe benefits payable to the following non-represented positions specified by title.

Negotiating for SBIAA: President Penny Lilburn
Position Title: Chief Executive Officer

D. REPORT ON CLOSED SESSION

Public announcement(s) will be made following closed session if there are any reportable actions taken during closed session.

ORDER OF BUSINESS – OPEN SESSION

- **CALL TO ORDER OPEN SESSION**
- **PLEDGE OF ALLEGIANCE**

E. ITEMS TO BE ADDED OR DELETED

Pursuant to Government Code Section 54954.2, items may be added on which there is a need to take immediate action, and the need for action came to the attention of the San Bernardino International Airport Authority Commission subsequent to the posting of the agenda.

F. CONFLICT OF INTEREST DISCLOSURE

1. POSSIBLE CONFLICT OF INTEREST ISSUES FOR THE SAN BERNARDINO INTERNATIONAL AIRPORT AUTHORITY (SBIAA) COMMISSION MEETING OF MAY 27, 2026
[PRESENTER: Jillian Ubaldo, Assistant Secretary of the Commission PAGE#: 007]

G. INFORMATIONAL ITEMS

It is intended that the following subject matters and their attachments are submitted to the Board members for informational purposes only. No action is required with regard to these items in the form of a receive-and-file motion or otherwise. Members may inquire of staff as to any questions or seek clarifications, but no discussion may ensue other than to place an item on a subsequent agenda for further consideration. In such situations where permissible levels of discussion are conducted, members are reminded that staff has not presented the related contractor and interested parties conflicts of interest disclosures that are typically provided for agenda items for which action is intended to occur. Additionally, questions may arise as to negotiation strategies or other legal issues which are more appropriately addressed in a closed session discussion.

2. Informational Items
 - a. CHIEF EXECUTIVE OFFICER'S REPORT
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE#: 023]
 - b. LUXIVAIR WORLD CUP WATCH PARTY
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE #: 024]

H. COMMISSION CONSENT ITEMS

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

3. REGISTER OF DEMANDS FOR APRIL 2026
[PRESENTER: Mark Cousineau, Director of Finance PAGE#: 025]
4. RECEIVE AND FILE TREASURER'S REPORT FOR MARCH 31, 2026 FOR THE SAN BERNARDINO INTERNATIONAL AIRPORT AUTHORITY (SBIAA)
[PRESENTER: Mark Cousineau, Director of Finance PAGE#: 034]
5. AUTHORIZE STAFF TO ADVERTISE A REQUEST FOR QUALIFICATIONS FOR DESIGN BUILD SERVICES FOR THE PHASE II - GENERAL AVIATION HANGAR DEVELOPMENT PROJECT
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE#: 037]

6. AUTHORIZE STAFF TO ADVERTISE THE IRP 2 LANDFILL SURFACE REPAIR (PHASE II) PROJECT
[PRESENTER: Jeff Barrow, Director of Development PAGE#: 048]
7. APPROVE CHANGE ORDER NO. 1 WITH R&R B INC. DBA SERVPRO OF CHINO/CHINO HILLS FOR \$6,578.80 FOR A TOTAL CONTRACT AMOUNT OF \$187,020.45 FOR ADDITIONAL WORK RELATED TO THE BUILDING 759: RESTROOMS IMPROVEMENTS PROJECT; APPROVE THE FILING OF A NOTICE OF COMPLETION FOR THIS CONTRACT AND AUTHORIZE THE RELEASE OF RETAINED FUNDS
[PRESENTER: Jeff Barrow, Director of Development PAGE#: 107]
8. APPROVE THE FILING OF A NOTICE OF COMPLETION WITH LEONIDA BUILDERS, INC. FOR THE RE-BID AIRFIELD CANOPIES & UNDERGROUND SERVICE PIT PROJECT AND AUTHORIZE THE RELEASE OF RETAINED FUNDS
[PRESENTER: Jeff Barrow, Director of Development PAGE#: 124]
9. APPROVE AN AGREEMENT WITH CAL-STRIPE, INC. IN THE AMOUNT OF \$63,430 WITH A 10% CONTINGENCY BUDGET FOR A TOTAL NOT TO EXCEED AMOUNT OF \$69,773 FOR AIRFIELD MARKINGS AND STRIPING PAINT SERVICES
[PRESENTER: Jonathan Galvan, Airport Manager PAGE#: 127]
10. APPROVE DECLARATION OF CERTAIN AIRPORT VEHICLES AND EQUIPMENT AS SURPLUS
[PRESENTER: Jonathan Galvan, Airport Manager PAGE#: 144]
11. APPROVE MEETING MINUTES: APRIL 22, 2026
[PRESENTER: Jillian Ubaldo, Assistant Secretary of the Commission PAGE#: 147]

I. **COMMISSION ACTION ITEMS**

12. CONDUCT A FISCAL YEAR 2026/27 BUDGET WORKSHOP
[PRESENTER: Mark Cousineau, Director of Finance PAGE#: 155]
13. PROPOSED AMENDMENT TO COMMISSIONER STIPENDS FOR REGIONAL ALIGNMENT
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE#: 156]
14. APPROVE AWARD OF A CONSTRUCTION CONTRACT WITH CT&T CONCRETE PAVING INC. IN AN AMOUNT NOT TO EXCEED \$2,031,042 FOR THE RECONSTRUCT NORTH AIRCRAFT RAMP PROJECT; SUBJECT TO FINAL GRANT AWARD BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL AVIATION ADMINISTRATION (FAA)
[PRESENTER: Mark Gibbs, Director of Aviation PAGE#: 168]
15. APPROVE AWARD OF A PROFESSIONAL SERVICES AGREEMENT WITH AECOM TECHNICAL SERVICES, INC. IN AN AMOUNT NOT TO EXCEED \$525,089 FOR THE RECONSTRUCT NORTH AIRCRAFT RAMP PROJECT; SUBJECT TO FINAL GRANT AWARD BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL AVIATION ADMINISTRATION (FAA)
[PRESENTER: Mark Gibbs, Director of Aviation PAGE#: 171]

16. APPROVE PROCUREMENT OF A NEW STRIKER 6X6 3,000-GALLON AIRCRAFT RESCUE AND FIRE FIGHTING (ARFF) VEHICLE FROM OSHKOSH AIRPORT PRODUCTS, A DIVISION OF PIERCE MANUFACTURING, INC. (OSHKOSH) IN AN AMOUNT NOT TO EXCEED \$1,395,335
[PRESENTER: Mark Gibbs, Director of Aviation PAGE#: 218]
17. AWARD A DESIGN BUILD CONSTRUCTION CONTRACT TO BOGH ENGINEERING IN AN AMOUNT NOT TO EXCEED \$200,000 FOR THE PHASE I – SBD ABOVE AND BEYOND PROJECT
[PRESENTER: Jeff Barrow, Director of Development PAGE#: 273]
18. APPROVE THE FORM OF A LEASE AGREEMENT WITH TOTAL HYDROGEN DEVELOPMENT
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE#: 334]
19. CONSIDER AND DISCUSS THE SBD GOOD NEIGHBOR PROGRAM FIRST QUARTER 2026 REPORT
[PRESENTER: Mark Gibbs, Director of Aviation PAGE#: 367]
20. CONSIDER AND ADOPT A BUSINESS PLAN UPDATE (2026-2031)
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE#: 395]
21. REVIEW STATUS OF THE ACTION PLAN FOR THE SAN BERNARDINO INTERNATIONAL AIRPORT AUTHORITY (SBIAA) THROUGH JUNE 30, 2026
[PRESENTER: Michael Burrows, Chief Executive Officer PAGE#: 423]

J. ADDED AND DEFERRED ITEMS

Deferred Items and Items which have been added pursuant to Government Code Section 54954.2 as noted above in Section E.

K. OPEN SESSION PUBLIC COMMENT

Anyone who wishes to speak during Open Session Public Comment will be requested to fill out a speaker slip. Prior to speaking, speaker slips should be given to the Clerk of the Board. Public comments for items that are not on the agenda will be limited to three minutes. The three-minute limitation shall apply to each member of the public and cannot be shared with other members of the public. An additional three minutes will be allotted to those who require translation services.

L. COMMISSION MEMBER COMMENT

Commission members may make announcements or give brief reports on activities or matters not appearing on the agenda, as well as provide direction to staff relating to matters which may be addressed at this time.

M. ADJOURNMENT

Unless otherwise noted, this meeting will be adjourned to the next regularly scheduled meeting of the San Bernardino International Airport Authority Commission, Wednesday, June 24, 2026.