

**REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF THE FOLLOWING:
SAN BERNARDINO COUNTY
BOARD GOVERNED COUNTY SERVICE AREAS
AND RECORD OF ACTION**

April 21, 2026

FROM

**BRETT J. GODOWN, Director, Department of Airports
TERRY W. THOMPSON, Director, Real Estate Services Department**

SUBJECT

Department of Airport Short-Term Leasing Activity

RECOMMENDATION(S)

1. Acting as the governing body of San Bernardino County, receive a list of Department of Airports approved short-term real estate leases procured in accordance with County Policy No. 12-04 – Leasing County Airport Real Property, and executed pursuant to County Policy No. 12-04 and County Code Section 18.0104 for the period of September 1, 2025, through December 31, 2025.
2. Acting as the governing body of Board Governed County Service Area 60 – Apple Valley Airport, receive a list of the Department of Airports approved short-term real estate leases procured in accordance with County Policy No. 12-04 – Leasing County Airport Real Property and executed pursuant to County Policy No. 12-04 and County Code Section 18.0104, for the period of September 1, 2025, through December 31, 2025.

(Presenter: Brett J. Godown, Director, 387-8810)

COUNTY AND CHIEF EXECUTIVE OFFICER GOALS & OBJECTIVES

**Promote and Fulfill the Countywide Vision.
Operate in a Fiscally-Responsible and Business-Like Manner.**

FINANCIAL IMPACT

Approval of this item will not require the use of Discretionary General Funds (New County Cost). There is no financial impact to receive the list of short-term real estate leasing activity at San Bernardino County Airports for the period of September 1, 2025, through December 31, 2025. However, approved short-term leases do result in revenues that are utilized by the Department of Airports to help offset the cost of airport operations. Sufficient appropriation and revenues are included in the Airports 2025-26 budget and will be included in future recommended budgets.

The following reflects the Solicitation of Proposal (SOP) and Short-Term Leases (STL) activity for the period of September 1, 2025, through December 31, 2025:

Solicitation of Proposals			
Airport	Facility	Proposal Issued	Submission Due Date
APV (RFP)	Café	12/8/25	3/23/26
CNO (RFP)	B120 –	11/24/25	3/6/26

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Solicitation of Proposals			
	B160, B340; 13.77 acres		

Short -Term Leases / Permits			
Lessee or Permittee	Agreement Number / Type	Term	Lease or Permit Fee
Vanguard Aviation Detailing	CNO 4010B	Annual	\$625
Todd Ward	CNO 4013	Month to month commencing September 10, 2025	\$330
John Steward	CNO 4014	Month to month commencing September 10, 2025	\$60
Bee Tee LLC	APV 3964	One Time	\$350
Amie Kiecolt and Terry Kiecolt dba Desert Freeze	APV 3972	One Time	\$350
Bernadette Valdez dba S&B Catering Service	APV 3974	One Time	\$350
Mural Proby dba From Me to You	APV 3975	One Time	\$175
Sal Portacio dba Bamboo Shaved Ice & More	APV 3978	One Time	\$350
Tomi Guapo dba Sweet as Can Be Cookies	APV 3986	One Time	\$175
Robert Posey	CNO 4021	Month to month commencing September 29, 2025	\$60
Uriel Gervacio	APV 3960	One Time	\$175
Tacos Culiacan Sin	APV 3961	One Time	\$175
Julie Wimberly dba Wimberly Flying Toys	APV 3962	One Time	\$350
Rita Woodland dba Delightful Cart	APV 3963	One Time	\$350
Be Unique Ice Cream LLC	APV 3967	One Time	\$175
Eduardo Velasquez dba AG Pop Plus	APV 3968	One Time	\$350
Rose Hernandez dba Brain Freeze Shaved	APV 3973	One Time	\$175

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Short -Term Leases / Permits			
Ice			
Sherry Holt dba Brooklyn's Attic	APV 3976	One Time	\$350
Gross Lab	APV 3977	One Time	\$175
Tacos Romero LLC	APV 3989	One Time	\$350
Brew & Moo Coffee LLC	APV 3990	One Time	\$175
Kona Ice of the Victor Valley	APV 3993	One Time	\$350
Commemorative Airforce Inland Empire Wing	APV 3995	One Time	\$350
The Artisan Woodfired Pizza	APV 3998	One Time	\$350
Kabob 2 Go	APV 3999	One Time	\$175
Robert Hoskins Jr. dba Mr. Porky's BBQ	APV 4001	One Time	\$350
Carolina Martinez dba Tacos El Bocho	APV 4002	One Time	\$350
Kings of the Cream LLC	APV 4005	One Time	\$350
Maurice Hawkins dba Hawkins Burgers on Wheels	APV 4006	One Time	\$350
Martins Concessions	APV 3959	One Time	\$350
Rotary Club of Apple Valley	APV 3970	One Time	\$525
Fedrick Fong	CNO 4026	Month to month commencing November 7, 2025	\$60
Patrick Reilly	CNO 4027	Month to month commencing November 7, 2025	\$470
Chino Aviation	CNO 4029	Month to month commencing September 21, 2025	\$115
MI Air Corp	CNO 4030B	Annual	\$750
Alex Meghdadi	CNO 4031	Month to month commencing December 3, 2025	\$60
Gary Timbs	CNO 4032	Month to month commencing	\$315

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Short -Term Leases / Permits			
		December 4, 2025	
La Baja Carwash LLC	CNO 4033B	Annual	\$375
William Moizon	CNO 4034	Month to month commencing December 10, 2025	\$60
American Jet Center	CNO 4035	Month to month commencing December 10, 2025	\$60
American Jet Center	CNO 4036	Month to month commencing December 10, 2025	\$60

BACKGROUND INFORMATION

On October 30, 2001 (Item No. 55), the Board of Supervisors (Board) adopted County Policy No. 12-04 – Leasing County Airports Real Property (Policy). For the short-term leases, licenses, permits, and use agreements, the Policy authorizes a SOP or a STL process to lease County Airport property where the estimated monthly base rent is equal to or less than \$5,000 and the term (including options) is equal to or less than five years. Pursuant to Policy 12-04, the Board is provided periodic reports of Solicitation of Proposals commenced and Short-Term Leases executed under the Policy.

PROCUREMENT

The foregoing STL agreements were procured pursuant to Policy No. 12-04.

REVIEW BY OTHERS

This item has been reviewed by Real Estate Services Department (Lyle Ballard, Real Property Manager, 387-5000) on February 23, 2026; County Counsel (Scott Runyan, Principal Assistant County Counsel, 387-5455) on February 18, 2026; County Purchasing (Ariel Gill, Supervising Buyer, 909-387-2070) on April 9, 2026; and County Finance and Administration (Eduardo Mora, 387-4376, Administrative Analyst) on April 6, 2026.

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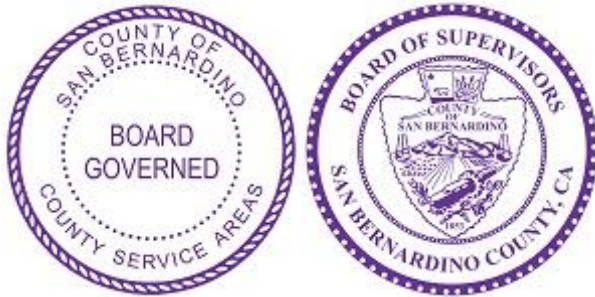
Record of Action of the Board of Supervisors
San Bernardino County
Board Governed County Service Areas

APPROVED (CONSENT CALENDAR)

Moved: Joe Baca, Jr. Seconded: Curt Hagman
Ayes: Col. Paul Cook (Ret.), Jesse Armendarez, Dawn Rowe, Curt Hagman, Joe Baca, Jr.

Lynna Monell, CLERK OF THE BOARD

BY 
DATED: April 21, 2026



cc: File - Airports
JLL 04/27/2026