



Board of Directors

PATRICIA WELLS
LYNETTE JUNG-LEE
WILLIAM J MAYES

In accordance with Article IV, Section 4.11 & 4.12 of the RAMP, Inc., NOTICE IS HEREBY GIVEN that the **Regular Meeting (Affiliate Meeting)** of the Board of Directors has been called. The meeting will be held as follows:

RAMP BOARD OF DIRECTORS

Regular Meeting (Affiliate Meeting)

**Thursday, August 8, 2024 at 9:00 AM
1619 Harrison Street, Oakland, CA 94612**

AGENDA
Regular Meeting (Affiliate Meeting)
August 8, 2024, 9:00 AM

Zoom Information

To participate via teleconference, please use the zoom link below.

Join Zoom Meeting Online: <https://oakha-org.zoom.us/j/83150704925?pwd=aaOBLKSKFQm8Av8OQa5nNTrhSvPC6X.1>

Meeting ID (access code): [831 5070 4925](#) **Meeting Password:** [232019](#)
Closed Caption – provided through the link.

To participate by Telephone: [1- 669 -219- 2599](#) ; [1 -213 -338 -8477](#); [1- 206 -337 -9723](#)

Meeting ID (access code): [831 5070 4925](#) **Meeting Password:** [232019](#)

1. Roll Call

(AB 2449 Compliance) The Chair/Clerk of the Board will confirm that there are three (3) Directors in the same, properly noticed meeting room within the jurisdiction of the City of Oakland, accessible to the public. Each Director who is accessing the meeting remotely must disclose verbally whether they are requesting to meet remotely under AB2449 due to: (1) just cause (notice required), or (2) emergency circumstances. For "emergency circumstances" the request must be approved by a majority vote of the Board of Directors for the emergency circumstance to be used as a justification to participate remotely. All Directors meeting remotely must provide a general description of the circumstances relating to need to appear remotely at the given meeting. A Director must a/so publicly disclose at the meeting prior to any action whether any individuals 18 years or older are present in the room with the member at the remote location, and the general nature of the member's relationship with such individuals.

2. Approval of the Minutes

2.1 24-1284 Approval of the RAMP March 27, 2024, Draft Minutes

Attachment(s)
[Draft Minutes March 27, 2024 Meeting](#)

2.2 24-1396 Approval of the RAMP May 10, 2024, Draft Minutes

Attachment(s)
[DRAFT RAMP BOD Minutes May 10, 2024](#)

3. Modifications to the Agenda

(Allows for any change in the order of business or the announcement of the postponement or continuation of agenda items.) The Board can only take action on items listed on this agenda unless a finding is made that an emergency exists.

4. Recognition of people wishing to address the Board

If you need special assistance to participate in the meetings of the RAMP Inc., Board of Directors, please contact (510) 874-1510 (TDD: 800-618-4781). Notification 48 hours prior to the meeting will enable the RAMP Inc., Board of Directors to make reasonable arrangements to ensure accessibility.

All public comment on action items will be taken at the public comment portion of the meeting. You may comment via zoom by "raising your hand" or by submitting an e-mail to publiccomments@oakha.org or

call using the zoom participant number. You may request to make a public comment by “raising your hand” through Zoom’s video conference or phone feature, as described below. Requests will be received only during the designated times in which to receive such requests and only for eligible Agenda items. Public comments will be subject to the appropriate time limit of three (3) minutes.

To comment by Zoom video conference, click the “Raise Your Hand” button to request to speak when Public Comment is being taken on the eligible Agenda item. You will then be unmuted, during your turn, and allowed to make public comments. After the allotted time of three (3) minutes, you will then be re-muted. Instructions on how to “Raise Your Hand” is available at: <https://support.zoom.us/hc/en-us/articles/205566129> - Raise-Hand-In- Webinar.

To comment by phone, please call on one of the phone numbers listed below. You will be prompted to “Raise Your Hand” by pressing “*9” to request to speak when Public Comment is being taken on the eligible Agenda Item. You will then be unmuted, during your turn, and allowed to make public comments. After the allotted time of three (3) minutes, you will then be re-muted. Please unmute yourself by pressing *6. Instructions of how to raise your hand by phone are available at: <https://support.zoom.us/hc/en-us/articles/201362663> - Joining-a-meeting-by phone.

5. New Business

5.1 24-1362 Appointment of RAMP Officers

Attachment(s)

[Staff Report Appointment of RAMP Officers](#)
[RAMP Housing, Inc. Bylaws](#)

5.2 24-1376 Distribution of Annual Conflict of Interest Statement

Attachment(s)

[Staff Report Conflict of Interest Statement](#)
[RAMP Conflict of Interest Policy](#)
[RAMP Conflict of Interest Statement](#)

5.3 2023-654 Adopt a resolution authorizing an acceptance of Fiscal Year 2023 Audited Financial Statements for Oak Groves Senior Housing, L.P.

Attachment(s)

[Staff Report Acceptance of Fiscal Year 2023 Audit Report](#)
[Audited Financial Statements OGSHP FY2023](#)
[Audited Financials FY 2023 OGSLP Resolution](#)

5.4 2023-655 Adopt a resolution authorizing an acceptance of the Fiscal Year 2023 Reviewed Financial Statements for RAMP Housing, Inc.

Attachment(s)

[Staff Report Acceptance of the Fiscal Year 2023 Reviewed Financial Statements for RAMP Housing, Inc.](#)
[Reviewed Financial Statements FY2023 RAMP](#)
[Reviewed Financials FY 2023 RAMP Resolution](#)

5.5 24-1298 Adopt a resolution authorizing the Executive Director to execute an amendment to the contract between RAMP Housing, Inc., and Barbara Sanders for project management consulting services for the Oak Grove Senior Housing rehabilitation project extending the contract for

one (1) additional year from December 31, 2024, to December 31, 2025, and increasing the contract amount by \$75,000, from \$407,720 to a total contract amount not to exceed \$482,720.

Attachment(s)

[Staff Report Consulting Services For Oak Grove Senior Housing](#)

[Resolution 20-003.pdf](#)

[Resolution 22-011.pdf](#)

[Resolution 23-003.pdf](#)

[Resolution 23-011.pdf](#)

[RAMP Resolution Sanders Contract Amendment June 11, 2024](#)

6. Reports

6.1 24-1378 Oak Grove Senior Housing Property Management Report

Attachment(s)

[Staff Report Oak Grove Senior Housing Property Management Report](#)

[OGSH Property Management Report](#)

[OGSH May 2024 Financial Statements](#)

6.2 24-1379 Oak Grove Senior Housing 1st Quarter Financial Report

Attachment(s)

[Staff Report Oak Grove Senior Housing 1st Quarter Financial Report](#)

[OGSH 1st Quarter Financial Report](#)

6.3 24-1380 Oak Grove Post Construction Update

Attachment(s)

[Staff Report Oak Grove Post Construction Update](#)

7. Adjournment

Patricia Wells