

# t :I RAMP Housing, Inc.

A California NonProfit Public Benefit Corporation

## MINUTES OF THE REGULAR MEETING (AFFILIATE MEETING) RAMP HOUSING INC.

Meetings are recorded and accessible through our website [www.oakha.org](http://www.oakha.org)

Wednesday, March 19, 2025  
8:01 AM

**NOTE:** In accordance with Governor Newsom's issued Executive Order N-29-20, dated March 17, 2020, Suspending Brown Act Requirements for public meetings due to Coronavirus (COVID-19), a local legislative body is authorized to hold public meetings via teleconferencing and make public meetings accessible "telephonically or electronically to all members of the public seeking to observe and to address the legislative body.

### 1. Roll Call

Pursuant to Assembly Bill (AB) 2449, Director Wells called into the RAMP meeting via Zoom.

**Present** - Director Patricia Wells, Director Lynette Jung-Lee, Director William J. Mayes.

### 2. Approval of the Minutes

2.1 Approval of the minutes from the December 12, 2024, Regular RAMP Meeting.

#### Attachments:

[Draft Minutes for The December 12, 2024 Regular RAMP Meeting](#)

A motion was made by Director Mayes and seconded by Director Well to approve the minutes for the December 12, 2024, Regular RAMP Housing Inc., meeting. The motion passed by the following vote:

**Ayes - 3:** Patricia Wells, Lynette Jung-Lee, William Mayes

**Nayes - 0:** None

**Excused - 0:** None

**Absent - 0:** None

2.2 Approval of the minutes from the December 16, 2024, Special RAMP Meeting.

**Attachments:**

[Draft Minutes for the December 16, 2024, Special RAMP Meeting](#)

A motion was made by Director Mayes and seconded by Director Well to approve the minutes for the December 16, 2024, Regular RAMP Housing Inc., meeting. The motion passed by the following vote:

**Ayes - 3:** Patricia Wells, Lynette Jung-Lee, William Mayes

**Nayes - 0:** None

**Excused - 0:** None

**Absent - 0:** None

**3. Modifications to the Agenda**

Item 6.1 was moved up to be voted on after item 2.2.

**4. Recognition of people wishing to address the Board**

There were no people wishing to address the Board.

**5. Old or Unfinished Business**

5.1 Oak Groves Senior Housing Post Construction Update.

**Attachments:**

[Staff Report - Oak Groves Senior Housing Post Construction Update](#)

Deni Adaniya, Senior Development Program Manager, provided an update on Oak Groves Senior Housing post construction.

Staff answered questions from the Directors.

**6. New Business**

6.1 Adopt a resolution designating Director of Asset Management, Anna Kaydanovskaya, as Secretary Pro Tern for the March 19, 2025 RAMP Housing Inc. Board meeting and ratification of actions taken.

**Attachments:**

[Staff Report - Designation of Secretary Pro Tern For March 13, 2025 CAHI Meeting](#)

## Resolution Designating Secretary Pro Tern for March 19 2025 RAMP Meeting Resolution #25-001

Director Patricia Wells presented this item to adopt a resolution designating Director of Asset Management, Anna Kaydanovskaya, as Secretary Pro Tern for the March 19, 2025, RAMP Housing Inc. Board meeting and ratification of actions taken.

Ms. Wells explained that due to RAMP Secretary Tom Deloye being out on leave, in order to ensure the business of RAMP can continue at this meeting, she has identified Director of Asset Management, Anna Kaydanovskaya, as a candidate to serve as Secretary Pro Tern for the meeting.

There were no questions from the Directors.

A motion was made by Director Mayes and seconded by Director Wells to approve Anna Kaydanovskaya to serve as Secretary Pro Tern for the March 19, 2025, RAMP Housing Inc. The motion passed by the following vote:

**Ayes - 3:** Patricia Wells, Lynette Jung-Lee, William Mayes

**Nayes - 0:** None

**Excused - 0:** None

**Absent - 0:** None

## 7. Reports

### 7.1 Oak Groves Senior Housing Property Management Report.

#### **Attachments:**

Staff Report - Oak Groves Senior Housing Property Management Report  
Oak Groves Senior Housing Property Management Report  
Oak Groves Senior Housing Financials December 2024  
2024 Resident Satisfaction Survey Results for Oak Groves Senior Housing

Anna Kaydanovskaya, Director of Asset Management, provided a summary of the Oak Groves Senior Housing Property Management Report. The property management report provides information on the operational, maintenance, and the financial condition of the site. She then answered questions from the board.

### 7.2 Oak Groves Senior Housing 2024 Fourth Quarter Financial Report.

#### **Attachments:**

Staff Report - Oak Groves Senior Housing 2024 Fourth Quarter Financial Report  
Oak Groves Senior Housing 4th Quarter Financial Report

Anna Kaydanovskaya, Director of Asset Management, provided a summary of the quarterly financial report for Oak Groves Senior Housing. She then answered questions from the board.

## 8. Announcements

There were no announcements.

## 9. Adjournment

There being no further business to come before the Board, the meeting was moved to adjourn by Director Wells and seconded by Director Mayes. The motion passed by the following vote:

**Ayes - 3:** Patricia Wells, Lynette Jung-Lee, William Mayes

**Nayes - 0:** None **Excused - 0:**

None **Absent - 0:** None

DocuSigned by:

*Anna Kaydanovskaya*

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Anna Kaydanovskaya, Secretary Pro Tem