



2/1/2024

FAILED INSPECTION NOTICE

Li B Lai
1762 40Th Ave
San Francisco, CA 94122

Property:
2833 ANDRADE AVE
RICHMOND, CA 94804-1228-

PropID:
Client ID: 14162

Dear Owner/Agent,

This letter is to inform you that your property at **2833 ANDRADE AVE RICHMOND, CA 94804-1228** **failed** the Housing Quality Standards (HQS) inspection on 01/19/2024.

A re-inspection has been scheduled for 02/27/2024 between 11:00AM and 02:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.3	Bathroom/Electrical Hazards 1. 1/19/24 no GFI in family room and bathroom.	O

install GFI in family room bathroom

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

If you have any questions regarding your inspection or any fail items, please contact us by phone at 510-690-8260 for further information.

Sincerely,

City of Richmond
Residential Rental Inspections Program



2/1/2024

FAILED INSPECTION NOTICE

Willie R Walthall
Po Box 653
El Cerrito, CA 94530-0653

Property:
3019 OHIO AVE Apt B
RICHMOND, CA 94804-3042-

PropID:
Client ID: 4439

Dear Owner/Agent,

This letter is to inform you that your property at **3019 OHIO AVE Apt B RICHMOND, CA 94804-3042** **failed** the Housing Quality Standards (HQS) inspection on 01/19/2024.

A re-inspection has been scheduled for 02/27/2024 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.12	Kitchen/Sink 1. Low water pressure in sink.	O

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

If you have any questions regarding your inspection or any fail items, please contact us by phone at 510-690-8260 for further information.

Sincerely,

City of Richmond
Residential Rental Inspections Program



2/1/2024

FAILED INSPECTION NOTICE

Rosetta Trotter Tre
199 Columbine Dr
Hercules, CA 94547-1004

Property:
4809 OVEREND AVE
RICHMOND, CA 94804-3490-

PropID:
Client ID: 3078

Dear Owner/Agent,

This letter is to inform you that your property at **4809 OVEREND AVE RICHMOND, CA 94804-3490** **failed** the Housing Quality Standards (HQS) inspection on 01/19/2024.

A re-inspection has been scheduled for 02/27/2024 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an “O” are the responsibility of the Owner and the items marked with a “T” are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

Area	REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS	Tenant/Owner
4.10	Other Rooms/Smoke Detectors 1. No smoke detector.	O
4.5	Other Rooms/Window Condition 1. Discoloration on window and window seal is broken.	O
3.12	Bathroom/Tub or Shower 1. Above shower head wall is deteriorating and need to be painted (in common area). Master bathroom shower door is broken and frame detaching. 3. Need GFI outlet in master bathroom.	O
3.3	Bathroom/Electrical Hazards 1. Need GFI outlet.	O
3.1	Bathroom/Bathroom Present 1. Toilet (in common area)is not stable. 2. Master bathroom mold and water damage behind the sink and toilet. 3. Toilet is not stable and needs to be sealed.	O
7.4	Heating and Plumbing/Water Heater 1. Hot water heater need drip pan and straps.	O
4.8	Other Rooms/Floor Condition 1. Front room (attached to kitchen and living room)carpet need to be replaced.	O



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FAILED INSPECTION NOTICE

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

If you have any questions regarding your inspection or any fail items, please contact us by phone at 510-690-8260 for further information.

Sincerely,

City of Richmond
Residential Rental Inspections Program