



1/30/2025

**FAILED INSPECTION NOTICE**

West Contra Costa Rentals Llc  
Sec Pac Real Estate  
3223 Blume Dr  
Richmond, CA 94806

Property:  
2127 MAINE AVE  
RICHMOND, CA 94804-2735-

PropID:  
Client ID: 19343

Dear Owner/Agent,

This letter is to inform you that your property at **2127 MAINE AVE RICHMOND, CA 94804-2735** failed the Housing Quality Standards (HQS) inspection on 01/09/2025.

**A re-inspection has been scheduled for 02/21/2025 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>
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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



1/30/2025

## FAILED INSPECTION NOTICE

West Contra Costa Rentals Llc  
Sec Pac Real Estate  
3223 Blume Dr  
Richmond, CA 94806

Property:  
1402 25TH ST  
RICHMOND, CA 94806-4512-

PropID:  
Client ID: 19343

Dear Owner/Agent,

This letter is to inform you that your property at **1402 25TH ST RICHMOND, CA 94806-4512** failed the Housing Quality Standards (HQS) inspection on 01/09/2025.

**A re-inspection has been scheduled for 02/21/2025 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.	O
8.7	General Health and Safety/Other Interior Hazards co detector inoperable, all units must have one operable co detector per level	O
2.12	Kitchen/Sink garbage disposal inoperable, repair	O



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Sincerely,

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