



2/7/2023

FAILED INSPECTION NOTICE

Obadiah Bailey
3600 Hillcrest Rd
El Sobrante, CA 94803-2806

Property:
1404 YORK ST
RICHMOND, CA 94801-1833-

PropID:
Client ID: 4965

Dear Owner/Agent,

This letter is to inform you that your property at **1404 YORK ST RICHMOND, CA 94801-1833** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 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>
2.10	Kitchen/Stove or Range with Oven all burners must self ignite/repair	O
4.4	Other Rooms/Security remove key lock entry (left & master)	T
3.1	Bathroom/Bathroom Present repair/replace - open ground outlet test plug wont test	O



2/7/2023

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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



2/7/2023

FAILED INSPECTION NOTICE

Manuel Urbina Melchor
265 Sanford Ave
Richmond, CA 94801

Property:
1354 FRED JACKSON WAY
RICHMOND, CA 94801-1968-

PropID:
Client ID: 2955

Dear Owner/Agent,

This letter is to inform you that your property at **1354 FRED JACKSON WAY RICHMOND, CA 94801-1968** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 11:00AM and 02:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.11	Kitchen/Refrigerator light inop/repair repair/replace missing handle	O
3.4	Bathroom/Security repair/replace broken shower door handles (hall)	O

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Guo Yu Zhou
2131 23Rd Ave
Oakland, CA 94606-4239

Property:
626 11TH ST
RICHMOND, CA 94801-2722-

PropID:
Client ID: 8562

Dear Owner/Agent,

This letter is to inform you that your property at **626 11TH ST RICHMOND, CA 94801-2722** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 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>
4.10	Other Rooms/Smoke Detectors missing smoke detector/ front left	O
8.6	General Health and Safety/Interior Stairs and Common Halls replace/repair smoke detector & Co2 detector missing (common area)	O
5.3	Secondary Rooms/Electrical Hazards repair/replace open ground outlet (laundry room)	O
2.10	Kitchen/Stove or Range with Oven repair/replace hood range filter cover/filter missing	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment heater/ inop	O
3.3	Bathroom/Electrical Hazards repair/replace gfci outlet open ground (hallway & rear bath)	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit repair/replace- toilet not fully secured to flooring (rear bath)	O
2.3	Kitchen/Electrical Hazards repair/replace - open ground outlet X2 (underneath & above sink)	O
8.1	General Health and Safety/Access to Unit repair/replace missing door knob to front metal gate	O
4.4	Other Rooms/Security remove key lock entry all bedrooms X3	T



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Sincerely,

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Joseph & Maria B Yunson
1511 Olive St
Richmond, CA 94805-1623

Property:
625 22ND ST
RICHMOND, CA 94801-3326-

PropID:
Client ID: 8074

Dear Owner/Agent,

This letter is to inform you that your property at **625 22ND ST RICHMOND, CA 94801-3326** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 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>
1.5	Living Room/Window Condition repair/replace broken window latch (left window upon entry)	O
1.3	Living Room/Electrical Hazards repair/replace- outlet inop (next to table)	O
2.10	Kitchen/Stove or Range with Oven all burners must self ignite/repair repair/replace- missing burner knob	O
4.10	Other Rooms/Smoke Detectors repair/replace- INOP (left rear)	O
4.4	Other Rooms/Security inconclusive door locked to room no access (right rear) jw	T
4.3	Other Rooms/Electrical Hazards repair/replace- open ground outlet right side plug (front right bed)	T
3.3	Bathroom/Electrical Hazards repair/replace - open ground outlet (hallway)	T
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit repair/ toilet not fully secured to flooring (hallway)	T



2/7/2023

FAILED INSPECTION NOTICE

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Lashon D Irving
1715 Bissell Ave
Richmond, CA 94801

Property:
1713 BISSELL AVE
RICHMOND, CA 94801-3633-

PropID:
Client ID: 2812

Dear Owner/Agent,

This letter is to inform you that your property at **1713 BISSELL AVE RICHMOND, CA 94801-3633** **failed** the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 11:00AM and 02:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.3	Kitchen/Electrical Hazards repair/replace - open ground outlet	O

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Sincerely,

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Jonathan Davison
Linda Van Covering
1714 Solano Ave
Berkeley, CA 94707

Property:
2167 PYRAMID DR Apt A
RICHMOND, 94803-

PropID:
Client ID: 17382

Dear Owner/Agent,

This letter is to inform you that your property at **2167 PYRAMID DR Apt A RICHMOND, 94803** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 09:00AM and 12:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
1.3	Living Room/Electrical Hazards repair/replace open ground outlet (first outlet upon entry)	O
4.4	Other Rooms/Security remove key lock entry X3	T

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Nancy Chao Lu
15 Anson Rd
Hillsborough, CA 94010-7226

Property:
1074 VIEW DR
RICHMOND, CA 94803-1250-

PropID:
Client ID: 2420

Dear Owner/Agent,

This letter is to inform you that your property at **1074 VIEW DR RICHMOND, CA 94803-1250** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 09:00AM and 12:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit repair/toilet not fully secured to flooring (master)	O
3.7	Bathroom/Wall Condition repair/ black organic substance (master)	O
3.6	Bathroom/Ceiling Condition repair/ excessive peeling paint	O
3.8	Bathroom/Floor Condition repair/replace dark discoloration with hole and peeling from subfloor (master)	O
3.13	Bathroom/Ventilation repair/replace loud knocking fan (hall)	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit repair/ evidence of water leak underneath sink (hall)	O
2.10	Kitchen/Stove or Range with Oven repair/replace - deteriorating hood range with peeling/bulging paint posing safety hazard	O



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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Duane A & Rhonda I Day
2050 Hoke Dr
Pinole, CA 94564-1834

Property:
4412 FIELDCREST DR
RICHMOND, CA 94803-2002-

PropID:
Client ID: 3200

Dear Owner/Agent,

This letter is to inform you that your property at **4412 FIELDCREST DR RICHMOND, CA 94803-2002** **failed** the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 09:00AM and 12:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
4.5	Other Rooms/Window Condition Left side bedroom window not opening/working properly - repair/replace	O

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Dino & Susan V Depianto
25 Christopher Court
El Sobrante, CA 94803

Property:
4600 MEADOWBROOK DR
RICHMOND, CA 94803-2028-

PropID:
Client ID: 8705

Dear Owner/Agent,

This letter is to inform you that your property at **4600 MEADOWBROOK DR RICHMOND, CA 94803-2028** failed the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 09:00AM and 12:00PM.

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>
2.3	Kitchen/Electrical Hazards repair/replace open ground outlet (next to stove)	O
3.3	Bathroom/Electrical Hazards repair/replace - open ground outlet (gfcı hallway)	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit repair/ toilet not fully secured to flooring	O

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Residential Rental Inspections Program



2/7/2023

FAILED INSPECTION NOTICE

Erik & Rose L Eichner
975 Arlington Blvd
El Cerrito, CA 94530-2703

Property:
3400 CLEARFIELD AVE
RICHMOND, CA 94803-2515-

PropID:
Client ID: 7361

Dear Owner/Agent,

This letter is to inform you that your property at **3400 CLEARFIELD AVE RICHMOND, CA 94803-2515** **failed** the Housing Quality Standards (HQS) inspection on 02/02/2023.

A re-inspection has been scheduled for 03/20/2023 between 09:00AM and 12:00PM.

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 repair/replace- open grond outlet gfci (hall)	O
4.4	Other Rooms/Security remove key lock entry(master)	O
8.10	General Health and Safety/Site and Neighborhood Conditions repair/replace - backyard fence leaning not fully secured posing safety hazard	O
6.2	Building Exterior/Condition of Stairs, Rails, and Porches repair/replace - open ground outlet backyard (first outlet next to glass sliding doors)	O



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