



5/16/2022

**FAILED INSPECTION NOTICE**

Tomas Torres  
229 Willow Ave  
South San Francis, CO 94080

Property:  
3009 LOWELL AVE  
RICHMOND, CA 94804-

PropID:  
Client ID: 15071

Dear Owner/Agent,

This letter is to inform you that your property at **3009 LOWELL AVE RICHMOND, CA 94804** failed the Housing Quality Standards (HQS) inspection on 05/10/2022.

**A re-inspection has been scheduled for 06/20/2022 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> |
|-------------|---|---------------------|
| 6.4         | Building Exterior/Condition of Exterior Surfaces<br>Replace missing exterior outlet cover | 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



5/16/2022

**FAILED INSPECTION NOTICE**

Lido Cantarutti  
Ohanks Management  
5054 El Portal Dr Suite C  
El Sobrante, CA 94803

Property:  
832 31ST ST  
RICHMOND, CA 94804-1328-

PropID:  
Client ID: 7084

Dear Owner/Agent,

This letter is to inform you that your property at **832 31ST ST RICHMOND, CA 94804-1328** failed the Housing Quality Standards (HQS) inspection on 05/10/2022.

**A re-inspection has been scheduled for 06/20/2022 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> |
|-------------|--|---------------------|
| 3.6         | Bathroom/Ceiling Condition<br>Investigate and remove black organic substance | 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



5/16/2022

**FAILED INSPECTION NOTICE**

Jessica Silvia Martins  
5451 San Pablo Dam Rd  
El Sobrante, CA 94803

Property:  
1320 CARLSON BLVD  
RICHMOND, CA 94804-4928-

PropID:  
Client ID: 15492

Dear Owner/Agent,

This letter is to inform you that your property at **1320 CARLSON BLVD RICHMOND, CA 94804-4928** **failed** the Housing Quality Standards (HQS) inspection on 05/10/2022.

**A re-inspection has been scheduled for 06/20/2022 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<br>Repair inoperable oven | 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