



5/16/2023

FAILED INSPECTION NOTICE

Gyandip Lama
5210 Victor Ave
El Cerrito, CA 94530

Property:
733 36TH ST
RICHMOND, CA 94805-

PropID:
Client ID: 18548

Dear Owner/Agent,

This letter is to inform you that your property at **733 36TH ST RICHMOND, CA 94805** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
6.2	Building Exterior/Condition of Stairs, Rails, and Porches install handrail on exterior steps	O
4.10	Other Rooms/Smoke Detectors Smoke detector is missing/inop. 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 Unit must have one carbon monoxide detector per level.	O



5/16/2023

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



5/16/2023

FAILED INSPECTION NOTICE

Gyandip Lama
5210 Victor Ave
El Cerrito, CA 94530

Property:
733 36TH ST Apt A
RICHMOND, CA 94805-

PropID:
Client ID: 18548

Dear Owner/Agent,

This letter is to inform you that your property at **733 36TH ST Apt A RICHMOND, CA 94805** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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 missing. 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 Unit must have one carbon monoxide detector per level.	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



5/16/2023

FAILED INSPECTION NOTICE

Sana Peterson Webb
5849 Robinhood Dr
El Sobrante, CA 94803

Property:
933 37TH ST
RICHMOND, CA 94805-

PropID:
Client ID: 17709

Dear Owner/Agent,

This letter is to inform you that your property at **933 37TH ST RICHMOND, CA 94805** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
5.4	Secondary Rooms/Other Potential Hazardous Features laundry room ceiling has excessive black discoloration, repair/remove	O
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level. all bedrooms	O
3.12	Bathroom/Tub or Shower resurface tub, peeling paint	O
3.7	Bathroom/Wall Condition wall peeling paint,repair	O
3.5	Bathroom/Window Condition window sill has evidence of water damage,repair	O
4.5	Other Rooms/Window Condition master bedroom window sill damaged.repair	O
4.7	Other Rooms/Wall Condition master bedroom walls have black discoloration, repair/remove	O
8.7	General Health and Safety/Other Interior Hazards install common area co and smoke detector	O



5/16/2023

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



5/16/2023

FAILED INSPECTION NOTICE

Jaswinder S & Satnam K Bajwa
1885 Deer Spring Ct
Fairfield, CA 94534

Property:
3618 MCBRYDE AVE
RICHMOND, CA 94805-

PropID:
Client ID: 17410

Dear Owner/Agent,

This letter is to inform you that your property at **3618 MCBRYDE AVE RICHMOND, CA 94805** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
4.4	Other Rooms/Security 1. no access keyed door locked 2. remove keyed door lock	O
7.4	Heating and Plumbing/Water Heater The water heater must be equipped with both a temperature-pressure relief valve and discharge line down to approximately 4 - 6 from the floor.	O
4.6	Other Rooms/Celing Condition remove excessive black discoloration	O
6.2	Building Exterior/Condition of Stairs, Rails, and Porches rear deck has loose steps and rotten wood, repair/replace	O
7.3	Heating and Plumbing/Ventilation and Adequacy of Cooling install/repair missing,damaged ventilation screens around base of house	O
3.12	Bathroom/Tub or Shower tub diverter not working as designed, repair	O
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. 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 install common area smoke and co detector	O



5/16/2023

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



5/16/2023

FAILED INSPECTION NOTICE

Martha S Ugaz
6332 Jerilynn Ave
Richmond, CA 94806

Property:
729 MC LAUGHLIN ST
RICHMOND, CA 94805-1401-

PropID:
Client ID: 5856

Dear Owner/Agent,

This letter is to inform you that your property at **729 MC LAUGHLIN ST RICHMOND, CA 94805-1401** **failed** the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
8.7	General Health and Safety/Other Interior Hazards common area co/smoke detector inop,repair/replace	O
3.12	Bathroom/Tub or Shower 1. recaulk around tub 2. resurface tub,rusting	O
4.10	Other Rooms/Smoke Detectors Smoke detector is missing/inop. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.	O
8.10	General Health and Safety/Site and Neighborhood Conditions cut and remove all overgrown vegetation on property	O
6.2	Building Exterior/Condition of Stairs, Rails, and Porches install gutter downspout rear of unit	O



5/16/2023

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



5/16/2023

FAILED INSPECTION NOTICE

Josephine & Rofrigo Tre Villa
51 Majestic Ave
San Francisco, CA 94112

Property:
774 36TH ST Apt A
RICHMOND, CA 94805-1710-

PropID:
Client ID: 19305

Dear Owner/Agent,

This letter is to inform you that your property at **774 36TH ST Apt A RICHMOND, CA 94805-1710** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
3.7	Bathroom/Wall Condition repair hole behind sink	O
3.12	Bathroom/Tub or Shower tub diverter not working as designed repair	O
4.5	Other Rooms/Window Condition replace tattered screens on bedroom windows	O
6.3	Building Exterior/Condition of Roof and Gutters clean gutters	O



5/16/2023

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



5/16/2023

FAILED INSPECTION NOTICE

Josephine & Rofrigo Tre Villa
51 Majestic Ave
San Francisco, CA 94112

Property:
774 36TH ST Apt B
RICHMOND, CA 94805-1710-

PropID:
Client ID: 19305

Dear Owner/Agent,

This letter is to inform you that your property at **774 36TH ST Apt B RICHMOND, CA 94805-1710** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
6.3	Building Exterior/Condition of Roof and Gutters clean gutters	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



5/16/2023

FAILED INSPECTION NOTICE

Simon Tang
1115 Visitacion Ave
San Francisco, CA 94134-2751

Property:
731 WILSON AVE
RICHMOND, CA 94805-1868-

PropID:
Client ID: 9549

Dear Owner/Agent,

This letter is to inform you that your property at **731 WILSON AVE RICHMOND, CA 94805-1868** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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 recaulk around sink	O
2.7	Kitchen/Wall Condition cover hole around disposal switch	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



5/16/2023

FAILED INSPECTION NOTICE

Maribel Gonzalez
1749 Marin Ave
Berkeley, CA 94707

Property:
768 WILSON AVE
RICHMOND, CA 94805-1877-

PropID:
Client ID: 18117

Dear Owner/Agent,

This letter is to inform you that your property at **768 WILSON AVE RICHMOND, CA 94805-1877** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
6.2	Building Exterior/Condition of Stairs, Rails, and Porches install handrail on front porch	O
8.7	General Health and Safety/Other Interior Hazards install common area co/smoke detector on 1st level of home and basement	O
1.6	Living Room/Ceiling Condition repair,peeling paint	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



5/16/2023

FAILED INSPECTION NOTICE

Range Properties Llc Iron
Arthur Sainio
157 Austin Ln
Alamo, CA 94507

Property:
600 HUMBOLDT ST
RICHMOND, CA 94805-1916-

PropID:
Client ID: 18426

Dear Owner/Agent,

This letter is to inform you that your property at **600 HUMBOLDT ST RICHMOND, CA 94805-1916** **failed** the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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>
3.3	Bathroom/Electrical Hazards gfi will not test/reset repair/replace x2	O
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.	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



5/16/2023

FAILED INSPECTION NOTICE

Anna & J Investment Inc
611 40Th St
Richmond, CA 94805

Property:
12437 SAN PABLO AVE Apt D
RICHMOND, CA 94805-1938-

PropID:
Client ID: 17801

Dear Owner/Agent,

This letter is to inform you that your property at **12437 SAN PABLO AVE Apt D RICHMOND, CA 94805-1938** failed the Housing Quality Standards (HQS) inspection on 05/02/2023.

A re-inspection has been scheduled for 06/27/2023 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
3.6	Bathroom/Ceiling Condition excessive black discoloration, remove	O
3.7	Bathroom/Wall Condition 1.excessive black discoloration 2. wall water damaged between toilet and tub	O
3.12	Bathroom/Tub or Shower shower enclosure tile broken, replace	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Bath Toilet not secured properly to floor.	O
3.3	Bathroom/Electrical Hazards fan cover missing,install	O



5/16/2023

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