



6/10/2025

FAILED INSPECTION NOTICE

Tariq Khan
Po Box 3466
Berkeley, CA 94703

Property:
215 S 23RD ST
RICHMOND, CA 94804-2805-

PropID:
Client ID: 9098

Dear Owner/Agent,

This letter is to inform you that your property at **215 S 23RD ST RICHMOND, CA 94804-2805** failed the Housing Quality Standards (HQS) inspection on 05/23/2025.

A re-inspection has been scheduled for 07/24/2025 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>
2.10	Kitchen/Stove or Range with Oven Burners are not self lighting, repair	O
4.5	Other Rooms/Window Condition Install window screens in level 2 bedroom left window wont stay open without prop, repair as window must stay open on its own.	O



6/10/2025

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



6/10/2025

FAILED INSPECTION NOTICE

Jra Llc
1174 Silver Maple Ln
Hayward, CA 94544

Property:
2405 VIRGINIA AVE
RICHMOND, CA 94804-2853-

PropID:
Client ID: 15405

Dear Owner/Agent,

This letter is to inform you that your property at **2405 VIRGINIA AVE RICHMOND, CA 94804-2853** **failed** the Housing Quality Standards (HQS) inspection on 05/23/2025.

A re-inspection has been scheduled for 07/24/2025 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>
2.5	Kitchen/Window Condition Window lock missing, install	O
2.3	Kitchen/Electrical Hazards Outlets have open grounds, repair	O
4.4	Other Rooms/Security Remove keyed lock from interior door.	O
4.3	Other Rooms/Electrical Hazards Outlets have open grounds, repair	O
4.5	Other Rooms/Window Condition Install quick release for security bars, window must be able to open without any restrictions (fire exit) Window screen missing, install	O
3.13	Bathroom/Ventilation Clean excessive dust build up on vent fan	T
3.3	Bathroom/Electrical Hazards Install GFI protected outlet by sink	O
1.3	Living Room/Electrical Hazards Outlets have open grounds, repair	O
8.4	General Health and Safety/Garbage and Debris Remove old appliances and trash from rear of complex	O



6/10/2025

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



6/10/2025

FAILED INSPECTION NOTICE

Tariq Khan
Po Box 3466
Berkeley, CA 94703

Property:
420 S 29TH ST
RICHMOND, CA 94804-2918-

PropID:
Client ID: 9098

Dear Owner/Agent,

This letter is to inform you that your property at **420 S 29TH ST RICHMOND, CA 94804-2918** failed the Housing Quality Standards (HQS) inspection on 05/23/2025.

A re-inspection has been scheduled for 07/24/2025 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>
2.10	Kitchen/Stove or Range with Oven Burners are not self lighting, repair	O
3.4	Bathroom/Security remove keyed entry lock from bathroom door	T
4.4	Other Rooms/Security Remove keyed entry locks from bedrooms 3 & 4	T
4.5	Other Rooms/Window Condition Bedroom 4 has cracked window pane, repair	T
8.10	General Health and Safety/Site and Neighborhood Conditions Cut down tall grass/ weeds in yard Rear garage/shed has damaged flooring and glass sliding door frame, repair	O
8.4	General Health and Safety/Garbage and Debris Remove trash, clutter and old bedding from yard	T
8.6	General Health and Safety/Interior Stairs and Common Halls remove keyed entry lock from hall closet that stores heater unit	O
8.7	General Health and Safety/Other Interior Hazards Remove old smoke detector bases from hallway and bedroom ceilings	O



6/10/2025

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



6/10/2025

FAILED INSPECTION NOTICE

Tariq Khan
Po Box 3466
Berkeley, CA 94703

Property:
3528 WALLER AVE
RICHMOND, CA 94804-3225-

PropID:
Client ID: 9098

Dear Owner/Agent,

This letter is to inform you that your property at **3528 WALLER AVE RICHMOND, CA 94804-3225** **failed** the Housing Quality Standards (HQS) inspection on 05/23/2025.

A re-inspection has been scheduled for 07/24/2025 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>
2.10	Kitchen/Stove or Range with Oven Center burner inoperable, repair	O
2.11	Kitchen/Refrigerator Refrigerator light inoperable, repair	O
2.5	Kitchen/Window Condition Left window screen missing, install	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Secure toilet base to floor	O
4.4	Other Rooms/Security Remove keyed entry lock from bedroom door	O
4.5	Other Rooms/Window Condition Repair or replace damaged window screen	O
6.4	Building Exterior/Condition of Exterior Surfaces Peeling paint on rear of unit and rear left side. repair	O
8.1	General Health and Safety/Access to Unit Install doorknob on rear door remove keyed entry lock off door in kitchen	O
8.2	General Health and Safety/Exits Cut down brush on exterior of front bedroom as window is only fire exit in bedroom and cannot be obstructed	O



6/10/2025

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



6/10/2025

FAILED INSPECTION NOTICE

Tariq Khan
Po Box 3466
Berkeley, CA 94703

Property:
639 S 29TH ST
RICHMOND, CA 94804-4049-

PropID:
Client ID: 9098

Dear Owner/Agent,

This letter is to inform you that your property at **639 S 29TH ST RICHMOND, CA 94804-4049** failed the Housing Quality Standards (HQS) inspection on 05/23/2025.

A re-inspection has been scheduled for 07/24/2025 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>
4.4	Other Rooms/Security Remove keyed entry lock from bedroom door	T
8.6	General Health and Safety/Interior Stairs and Common Halls Interior hall light switch damaged, repair remove keyed entry lock and padlock and latch from hall closet door by bathroom	O
3.12	Bathroom/Tub or Shower Leak behind cold water knob, repair	O
3.4	Bathroom/Security Remove keyed entry lock from door	O
3.5	Bathroom/Window Condition Window must be openable and remain open without props.	O
3.3	Bathroom/Electrical Hazards GFI outlet inoperable, no power and will not reset. Repair/replace	O
3.13	Bathroom/Ventilation Clean vent fan	T



6/10/2025

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