



6/14/2022

FAILED INSPECTION NOTICE

Sierra Vista Properties Llc
8 Honey Hill Rd
Orinda, CA 94563-1512

Property:
248 23RD ST Apt 2
RICHMONC, CA 94804-

PropID:
Client ID: 14973

Dear Owner/Agent,

This letter is to inform you that your property at **248 23RD ST Apt 2 RICHMONC, CA 94804** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
2.10	Kitchen/Stove or Range with Oven Remove foil - fire hazard; Install range hood filter	O
2.13	Kitchen/Space for Storage, Prep and Serving Repair damaged cabinet doors	O
3.3	Bathroom/Electrical Hazards Repair inoperable outlet	O
8.6	General Health and Safety/Interior Stairs and Common Halls Repair large hole in wall	O
4.7	Other Rooms/Wall Condition Repair large hole in wall	O



6/14/2022

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



6/14/2022

FAILED INSPECTION NOTICE

Sylvia M Wu
217 W 22Nd Pl 1St Flr
Chicago, IL 60616-1901

Property:
2322 MARICOPA AVE Apt A
RICHMOND, CA 94804-1065-

PropID:
Client ID: 9321

Dear Owner/Agent,

This letter is to inform you that your property at **2322 MARICOPA AVE Apt A RICHMOND, CA 94804-1065** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
4.4	Other Rooms/Security Remove keyed locks from interior doors (All bedrooms)	O

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Shu Keong Yip
1471 39Th Ave
San Francisco, CA 94122-3013

Property:
2846 LINCOLN AVE
RICHMOND, CA 94804-1324-

PropID:
Client ID: 9460

Dear Owner/Agent,

This letter is to inform you that your property at **2846 LINCOLN AVE RICHMOND, CA 94804-1324** **failed** the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
8.10	General Health and Safety/Site and Neighborhood Conditions Cut overgrown grass and excess foliage	O

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Sincerely,

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Linda & Richard Betti
16400 Vergus Rd
Sonora, CA 95370

Property:
505 27TH ST
RICHMOND, CA 94804-1558-

PropID:
Client ID: 7253

Dear Owner/Agent,

This letter is to inform you that your property at **505 27TH ST RICHMOND, CA 94804-1558** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
2.10	Kitchen/Stove or Range with Oven Repair inoperable range burner	O

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

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Sincerely,

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Betty L Hester
5401 Solano Ave
Richmond, CA 94805

Property:
575 CIVIC CENTER ST
RICHMOND, CA 94804-1612-

PropID:
Client ID: 7647

Dear Owner/Agent,

This letter is to inform you that your property at **575 CIVIC CENTER ST RICHMOND, CA 94804-1612** **failed** the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
8.6	General Health and Safety/Interior Stairs and Common Halls Cap off missing knockout breakers - Hall	O

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Sincerely,

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Betty L Hester
5401 Solano Ave
Richmond, CA 94805

Property:
2530 ROOSEVELT ST
RICHMOND, CA 94804-1612-

PropID:
Client ID: 7647

Dear Owner/Agent,

This letter is to inform you that your property at **2530 ROOSEVELT ST RICHMOND, CA 94804-1612** **failed** the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
2.10	Kitchen/Stove or Range with Oven Repair inoperable range hood; Install range hood filter cover	O

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Godofredo & Misa Ochoa
711 S Delaware St
San Mateo, CA 94402-1439

Property:
430 32ND ST
RICHMOND, CA 94804-1706-

PropID:
Client ID: 8553

Dear Owner/Agent,

This letter is to inform you that your property at **430 32ND ST RICHMOND, CA 94804-1706** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
2.13	Kitchen/Space for Storage, Prep and Serving Repair damaged cabinet door	O
4.7	Other Rooms/Wall Condition Install handrail for stairs	O
8.7	General Health and Safety/Other Interior Hazards Install carbon monoxide detector - Hall	O
6.4	Building Exterior/Condition of Exterior Surfaces Replace missing outlet cover	O



6/14/2022

FAILED INSPECTION NOTICE

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Godofredo & Misa Ochoa
711 S Delaware St
San Mateo, CA 94402-1439

Property:
432 32ND ST
RICHMOND, CA 94804-1706-

PropID:
Client ID: 8553

Dear Owner/Agent,

This letter is to inform you that your property at **432 32ND ST RICHMOND, CA 94804-1706** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
4.4	Other Rooms/Security Remove keyed locks from interior doors (All bedrooms)	O

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

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City of Richmond
Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Jose Morales
Maria Vazquez/Jose Morales
904 Gertrude Ave
Richmond, CA 94801

Property:
720 FLORIDA AVE
RICHMOND, CA 94804-2334-

PropID:
Client ID: 8888

Dear Owner/Agent,

This letter is to inform you that your property at **720 FLORIDA AVE RICHMOND, CA 94804-2334** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/12/2022 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>
4.4	Other Rooms/Security Remove keyed locks from interior doors (All bedrooms)	O
4.5	Other Rooms/Window Condition Install quick release or remove window bars to provide egress (All bedrooms)	O

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Edgar Soto
729 31st St
Richmond, CA 94804

Property:
414 S 23RD ST
RICHMOND, CA 94804-2810-

PropID:
Client ID: 8843

Dear Owner/Agent,

This letter is to inform you that your property at **414 S 23RD ST RICHMOND, CA 94804-2810** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/15/2022 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>
3.5	Bathroom/Window Condition Repair window to hold open without props (Lower Unit)	O
2.10	Kitchen/Stove or Range with Oven Remove foil - fire hazard (Lower unit)	O
4.4	Other Rooms/Security Remove keyed locks from interior doors	O

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Krishna Reddy
7 Sandpoint Dr
Richmond, CA 94804

Property:
2531 CUTTING BLVD
RICHMOND, CA 94804-2845-

PropID:
Client ID: 8447

Dear Owner/Agent,

This letter is to inform you that your property at **2531 CUTTING BLVD RICHMOND, CA 94804-2845** **failed** the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/15/2022 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>
4.4	Other Rooms/Security Remove keyed locks from interior doors (All bedrooms)	O
6.4	Building Exterior/Condition of Exterior Surfaces Replace 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.

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Thong Thathaty
4046 Sea Forest Way
Sacramento, CA 95823-6338

Property:
3919 OHIO AVE
RICHMOND, CA 94804-3311-

PropID:
Client ID: 9013

Dear Owner/Agent,

This letter is to inform you that your property at **3919 OHIO AVE RICHMOND, CA 94804-3311** failed the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/15/2022 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>
6.3	Building Exterior/Condition of Roof and Gutters Investigate and repair roof leak	O
4.7	Other Rooms/Wall Condition Investigate and remove black organic substance	O
3.12	Bathroom/Tub or Shower Repair damaged and loose shower tiles	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit Repair damaged control knobs	O
2.10	Kitchen/Stove or Range with Oven Repair inoperable range hood filter; Remove foil from range	O
2.12	Kitchen/Sink Repair minor leak under sink	O



6/14/2022

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Residential Rental Inspections Program



6/14/2022

FAILED INSPECTION NOTICE

Sunny Danielle Hill
Andre Taylor
626 S 21st St
Richmond, CA 94804

Property:
2417 FOOTHILL AVE
RICHMOND, CA 94804-3919-

PropID:
Client ID: 11687

Dear Owner/Agent,

This letter is to inform you that your property at **2417 FOOTHILL AVE RICHMOND, CA 94804-3919** **failed** the Housing Quality Standards (HQS) inspection on 06/06/2022.

A re-inspection has been scheduled for 07/15/2022 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>
2.13	Kitchen/Space for Storage, Prep and Serving Replace missing cabinet door	O
3.7	Bathroom/Wall Condition Investigate and remove black organic substance	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit Secure loose faucet	O

Please be advised that if the **Owner** does not complete the repairs that are his/her responsibility, additional fees may apply.

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