



6/22/2023

FAILED INSPECTION NOTICE

Elias Duran Rodriguez
2646 Kavanagh Rd
San Pablo, CA 94806

Property:
2708 VIRGINIA AVE
RICHMOND, CA 94804-

PropID:
Client ID: 17642

Dear Owner/Agent,

This letter is to inform you that your property at **2708 VIRGINIA AVE RICHMOND, CA 94804** failed the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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>
2.12	Kitchen/Sink Dishwasher not working properly repair/replace	O
4.4	Other Rooms/Security Bedroom missing door knob - repair/replace	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



6/22/2023

FAILED INSPECTION NOTICE

Marco A & Ruth Gutierrez
200 Loreto Ct
Martinez, CA 94553-3551

Property:
2376 RHEEM AVE
RICHMOND, CA 94804-1018-

PropID:
Client ID: 2846

Dear Owner/Agent,

This letter is to inform you that your property at **2376 RHEEM AVE RICHMOND, CA 94804-1018** failed the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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/replace	O
3.12	Bathroom/Tub or Shower Shower door not working properly - repair/replace	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



6/22/2023

FAILED INSPECTION NOTICE

Kwok Ching Luk
Veronica Luk
1245 Greenway Dr
El Sobrante, CA 94803-1209

Property:
2901 RHEEM AVE
RICHMOND, CA 94804-1143-

PropID:
Client ID: 10565

Dear Owner/Agent,

This letter is to inform you that your property at **2901 RHEEM AVE RICHMOND, CA 94804-1143** failed the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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/replace	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



6/22/2023

FAILED INSPECTION NOTICE

Lois A Winder
1185 Solano Ave
Albany, CA 94706

Property:
3020 MC BRYDE AVE
RICHMOND, CA 94804-1157-

PropID:
Client ID: 6825

Dear Owner/Agent,

This letter is to inform you that your property at **3020 MC BRYDE AVE RICHMOND, CA 94804-1157** **failed** the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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 Both back bedrooms smoke detectors not working properly - repair/replace	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



6/22/2023

FAILED INSPECTION NOTICE

Guy Kuo & Mei Hua Lum
981 Athens St
San Francisco, CA 94804

Property:
2421 MC BRYDE AVE
RICHMOND, CA 94804-1244-

PropID:
Client ID: 9882

Dear Owner/Agent,

This letter is to inform you that your property at **2421 MC BRYDE AVE RICHMOND, CA 94804-1244** **failed** the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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>
2.12	Kitchen/Sink Garbage disposal not working properly - repair/replace	O
3.12	Bathroom/Tub or Shower Shower head back plate missing - repair/replace	O
5.2	Secondary Rooms/Security Garage door not working properly - repair/replace	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



6/22/2023

FAILED INSPECTION NOTICE

Guoliang Gary Yu
1431 Stone Creek Dr
San Jose, CA 95132

Property:
621 25TH ST
RICHMOND, CA 94804-1570-

PropID:
Client ID: 9242

Dear Owner/Agent,

This letter is to inform you that your property at **621 25TH ST RICHMOND, CA 94804-1570** failed the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit 1st floor bathroom toilet base loose - repair/replace	O
3.12	Bathroom/Tub or Shower Large hole tub stopper missing - repair/replace	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



6/22/2023

FAILED INSPECTION NOTICE

Randy Kevin Ha
1587 46Th Ave
San Francisco, CA 94122-2904

Property:
405 S 37TH ST
RICHMOND, CA 94804-3235-

PropID:
Client ID: 12401

Dear Owner/Agent,

This letter is to inform you that your property at **405 S 37TH ST RICHMOND, CA 94804-3235** failed the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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>
2.12	Kitchen/Sink Kitchen sink not properly secured - repair/replace	O
3.8	Bathroom/Floor Condition Bathroom floor very badly worn/damaged - repair/replace	O
3.6	Bathroom/Ceiling Condition Bathroom ceiling very discolored - repair/repaint	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



6/22/2023

FAILED INSPECTION NOTICE

Jose Navarrete Ortega
206 Berk Pl
Richmond, CA 94804

Property:
607 S 24TH ST
RICHMOND, CA 94804-3932-

PropID:
Client ID: 18875

Dear Owner/Agent,

This letter is to inform you that your property at **607 S 24TH ST RICHMOND, CA 94804-3932** failed the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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>
2.4	Kitchen/Security Back door damaged - repair/replace	O
2.2	Kitchen/Electricity All lights not working properly - repair/replace	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit 1st and 2nd floor toilet bases are loose - repair/replace	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit 2nd floor vanity mirror corroded/damaged - repair/replace	O
4.4	Other Rooms/Security Remove key lock door knob from bedroom	O
4.10	Other Rooms/Smoke Detectors 2nd floor smoke detector not working repair/replace	O



6/22/2023

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



6/22/2023

FAILED INSPECTION NOTICE

Alfred P & Reba F Rodrigues
3350 Cherry Hill C B103
Fairfield, CA 94534

Property:
5606 CARLOS AVE
RICHMOND, CA 94804-4834-

PropID:
Client ID: 4299

Dear Owner/Agent,

This letter is to inform you that your property at **5606 CARLOS AVE RICHMOND, CA 94804-4834** **failed** the Housing Quality Standards (HQS) inspection on 06/09/2023.

A re-inspection has been scheduled for 07/25/2023 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 Remove all key door locks from bedrooms	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