



6/17/2025

FAILED INSPECTION NOTICE

David & Monique Fuller Taylor
5631 Fernhoff Rd
Oakland, CA 94619-3166

Property:
820 9TH ST
RICHMOND, CA 94801-2233-

PropID:
Client ID: 6291

Dear Owner/Agent,

This letter is to inform you that your property at **820 9TH ST RICHMOND, CA 94801-2233** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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 keyed lock from interior door.	T
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions.	T
5.2	Secondary Rooms/Security Remove keyed entry lock from hall closet	T
3.12	Bathroom/Tub or Shower Tenant to clear personal items being stored in tub for inspection	T
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heaters inoperable, repair	O
8.4	General Health and Safety/Garbage and Debris Tenant to declutter unit, interior and exterior	T



6/17/2025

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



6/17/2025

FAILED INSPECTION NOTICE

Jose L & Lynn E Morales
Po Box 2174
Big River, CA 92242

Property:
1069 13TH ST
RICHMOND, CA 94801-2351-

PropID:
Client ID: 7577

Dear Owner/Agent,

This letter is to inform you that your property at **1069 13TH ST RICHMOND, CA 94801-2351** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/29/2025 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>
3.3	Bathroom/Electrical Hazards GFCI outlet do not function like designed test or reset 3/21/2025 GFCI outlet operating as designed, outlet has hot/neutral reverse that needs to be corrected. Picture attached to email sent with daily schedule. 6/16/2025 Repairs not made to receptacle, owner present and aware of repairs that need to be made to outlet	O



6/17/2025

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Sincerely,

City of Richmond
Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Property:
1612 VISALIA AVE
RICHMOND, CA 94801-2406-

PropID:
Client ID: 7664

Dear Owner/Agent,

This letter is to inform you that your property at **1612 VISALIA AVE RICHMOND, CA 94801-2406** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/29/2025 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>
4.3	Other Rooms/Electrical Hazards Outlets have open grounds, repair	O
4.5	Other Rooms/Window Condition Window lock mechanism missing, replace/install	O
5.4	Secondary Rooms/Other Potential Hazardous Features Dining room window screen missing, install	O
1.3	Living Room/Electrical Hazards Outlets have open grounds, repair	O
2.10	Kitchen/Stove or Range with Oven Oven handle damaged, repair or replace	O



6/17/2025

FAILED INSPECTION NOTICE

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Sincerely,

City of Richmond
Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

Gary Levine
22989 Canyon Terrace Dr
Castro Valley, CA 94552-5493

Property:
1726 BISSELL AVE Apt BACK
RICHMOND, CA 94801-3670-

PropID:
Client ID: 13076

Dear Owner/Agent,

This letter is to inform you that your property at **1726 BISSELL AVE Apt BACK RICHMOND, CA 94801-3670** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/29/2025 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>
6.4	Building Exterior/Condition of Exterior Surfaces Rear exterior for of complex has dry rotted wood above window, repair	O
3.12	Bathroom/Tub or Shower Shower head leaking, repair	O
3.4	Bathroom/Security Striker plate missing, replace	O
1.5	Living Room/Window Condition Window screen torn, repair	O
2.10	Kitchen/Stove or Range with Oven Range hood vent screen missing, install/replace	O
4.5	Other Rooms/Window Condition Dining room window screen damaged, repair	O
4.6	Other Rooms/Celing Condition Repair large hole on ceiling above laundry appliances	O



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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

Gary Levine
22989 Canyon Terrace Dr
Castro Valley, CA 94552-5493

Property:
1726 BISSELL AVE Apt FRONT
RICHMOND, CA 94801-3670-

PropID:
Client ID: 13076

Dear Owner/Agent,

This letter is to inform you that your property at **1726 BISSELL AVE Apt FRONT RICHMOND, CA 94801-3670** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/29/2025 between 01:00PM and 04:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.12	Bathroom/Tub or Shower Shower head leaking, repair	O
4.3	Other Rooms/Electrical Hazards A missing and/or cracked coverplate presents an electrical hazard. Outlet underneath window.	O
4.5	Other Rooms/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.	O
2.5	Kitchen/Window Condition Window off track, repair	O
7.2	Heating and Plumbing/Safety of Heating Equipment Living room heater knob missing, replace	O
6.4	Building Exterior/Condition of Exterior Surfaces Rear exterior of complex has dry rotted wood, repair	O



6/17/2025

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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

Ernesto Delamora Jr
5184 Carriage Dr
El Sobrante, CA 94801-4601

Property:
1317 CHANSLOR AVE Apt B
RICHMOND, CA 94801-4601-

PropID:
Client ID: 1985

Dear Owner/Agent,

This letter is to inform you that your property at **1317 CHANSLOR AVE Apt B RICHMOND, CA 94801-4601** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/29/2025 between 01:00PM and 04:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
8.1	General Health and Safety/Access to Unit Rear security gate damaged at bottom of door causing cutting hazard, repair	O
4.5	Other Rooms/Window Condition Left window screen missing, Secure left window lock mechanism to frame	O



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Sincerely,

City of Richmond
Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

Ernesto Delamora Jr
5184 Carriage Dr
El Sobrante, CA 94801-4601

Property:
1317 CHANSLOR AVE Apt A
RICHMOND, CA 94801-4601-

PropID:
Client ID: 1985

Dear Owner/Agent,

This letter is to inform you that your property at **1317 CHANSLOR AVE Apt A RICHMOND, CA 94801-4601** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/29/2025 between 01:00PM and 04:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
1.4	Living Room/Security Front entry door missing striker plate on frame, install	O
4.3	Other Rooms/Electrical Hazards Outlet under window has open ground, repair	O

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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

David & Monique Fuller Taylor
5631 Fernhoff Rd
Oakland, CA 94619-3166

Property:
1145 24TH ST
RICHMOND, CA 94804-1017-

PropID:
Client ID: 6291

Dear Owner/Agent,

This letter is to inform you that your property at **1145 24TH ST RICHMOND, CA 94804-1017** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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 keyed lock from interior door.	T
3.5	Bathroom/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.	O
2.11	Kitchen/Refrigerator Light inoperable, repair	O
8.1	General Health and Safety/Access to Unit Install unit number outside of unit "1145"	O
8.4	General Health and Safety/Garbage and Debris Remove appliance from back patio	T



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Sincerely,

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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

David & Monique Fuller Taylor
5631 Fernhoff Rd
Oakland, CA 94619-3166

Property:
2383 RHEEM AVE
RICHMOND, CA 94804-1017-

PropID:
Client ID: 6291

Dear Owner/Agent,

This letter is to inform you that your property at **2383 RHEEM AVE RICHMOND, CA 94804-1017** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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>
3.12	Bathroom/Tub or Shower Leak behind tub spout when in use, repair	O

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Sincerely,

City of Richmond
Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

David & Monique Fuller Taylor
5631 Fernhoff Rd
Oakland, CA 94619-3166

Property:
2328 ROOSEVELT AVE
RICHMOND, CA 94804-1633-

PropID:
Client ID: 6291

Dear Owner/Agent,

This letter is to inform you that your property at **2328 ROOSEVELT AVE RICHMOND, CA 94804-1633** **failed** the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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 keyed lock from interior door.	T
3.12	Bathroom/Tub or Shower Tub diverter inoperable as tub runs at same time as shower, repair	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,

City of Richmond
Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

David & Monique Fuller Taylor
5631 Fernhoff Rd
Oakland, CA 94619-3166

Property:
2324 ROOSEVELT AVE
RICHMOND, CA 94804-1633-

PropID:
Client ID: 6291

Dear Owner/Agent,

This letter is to inform you that your property at **2324 ROOSEVELT AVE RICHMOND, CA 94804-1633** **failed** the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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 keyed lock from interior door.	T
8.7	General Health and Safety/Other Interior Hazards Carbon monoxide detector inoperable, repair or replace	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair	O
2.10	Kitchen/Stove or Range with Oven Range hood vent screen missing and control knob, repair or replace	O



6/17/2025

FAILED INSPECTION NOTICE

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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

David & Monique Fuller Taylor
5631 Fernhoff Rd
Oakland, CA 94619-3166

Property:
2326 ROOSEVELT AVE
RICHMOND, CA 94804-1633-

PropID:
Client ID: 6291

Dear Owner/Agent,

This letter is to inform you that your property at **2326 ROOSEVELT AVE RICHMOND, CA 94804-1633** **failed** the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 between 01:00PM and 04:00PM.

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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 lock from interior door.	T

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,

City of Richmond
Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

George M & Belinda Sterling
510 Carrick Ct
Hayward, CA 94542

Property:
5802 MADISON AVE
RICHMOND, CA 94804-4885-

PropID:
Client ID: 7417

Dear Owner/Agent,

This letter is to inform you that your property at **5802 MADISON AVE RICHMOND, CA 94804-4885** **failed** the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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 drains through air gap, repair as drain must go through garbage disposal	O
3.3	Bathroom/Electrical Hazards Install GFI outlet above sink in 1/2 bathroom	O
5.3	Secondary Rooms/Electrical Hazards Laundry room outlets have open grounds, repair	O
1.3	Living Room/Electrical Hazards Outlets have open grounds, repair	O
2.5	Kitchen/Window Condition Interior window frame is severely deteriorated, repair. Heavy discoloration due to deteriorating surface	O
4.5	Other Rooms/Window Condition Window must be openable and remain open without props.	O



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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

George M & Belinda Sterling
510 Carrick Ct
Hayward, CA 94542

Property:
5800 MADISON AVE
RICHMOND, CA 94804-4885-

PropID:
Client ID: 7417

Dear Owner/Agent,

This letter is to inform you that your property at **5800 MADISON AVE RICHMOND, CA 94804-4885** **failed** the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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>
4.3	Other Rooms/Electrical Hazards Outlets have open grounds, repair	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair	O
4.5	Other Rooms/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.	O
4.4	Other Rooms/Security Tenant to declutter room , no access to outlets nor window	T
8.7	General Health and Safety/Other Interior Hazards Common area smoke detectors in hallway both inoperable, repair or replace	O
8.6	General Health and Safety/Interior Stairs and Common Halls Carbon monoxide detector inoperable, repair or replace	O
8.4	General Health and Safety/Garbage and Debris Declutter unit, excessive amount of items scattered throughout unit	T
3.3	Bathroom/Electrical Hazards Outlet has open ground, repair	O



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Residential Rental Inspections Program



6/17/2025

FAILED INSPECTION NOTICE

Michael Mordecai
1421 S 59Th St
Richmond, CA 94804-5005

Property:
1423 S 59TH ST
RICHMOND, CA 94804-5005-

PropID:
Client ID: 13039

Dear Owner/Agent,

This letter is to inform you that your property at **1423 S 59TH ST RICHMOND, CA 94804-5005** failed the Housing Quality Standards (HQS) inspection on 06/16/2025.

A re-inspection has been scheduled for 07/30/2025 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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair	O
8.7	General Health and Safety/Other Interior Hazards Permanently mount common area smoke detector/carbon monoxide detector to ceiling	O

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