



7/22/2025

FAILED INSPECTION NOTICE

Donald W Smiegiel
6160 Castle Dr
Oakland, CA 94611

Property:
511 VISTA HEIGHTS RD
RICHMOND, CA 94530-6503-

PropID:
Client ID: 2890

Dear Owner/Agent,

This letter is to inform you that your property at **511 VISTA HEIGHTS RD RICHMOND, CA 94530-6503** failed the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 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 left rear burner not working, repair.	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



7/22/2025

FAILED INSPECTION NOTICE

Alberto & Susana Garcia
3410 Grasswood Dr
Richmond, CA 94803-2014

Property:
1615 GAYNOR AVE
RICHMOND, CA 94801-2467-

PropID:
Client ID: 10205

Dear Owner/Agent,

This letter is to inform you that your property at **1615 GAYNOR AVE RICHMOND, CA 94801-2467** **failed** the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 between 09:00AM and 12:00PM.

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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 not working properly repair/replace Heater thermostat cover 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.

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7/22/2025

FAILED INSPECTION NOTICE

Francisco Guerrero
139 Nautical Cove
Hercules, CA 94547

Property:
2100 BURBECK AVE
RICHMOND, CA 94801-3339-

PropID:
Client ID: 10272

Dear Owner/Agent,

This letter is to inform you that your property at **2100 BURBECK AVE RICHMOND, CA 94801-3339** **failed** the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 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>
8.6	General Health and Safety/Interior Stairs and Common Halls Second-floor hallway (Pass 7/9/2025)	O

smoke detector, CO detector, missing repair, replace

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

Blackburn Family Invest Inc
Po Box 6127
Concord, CA 94524

Property:
13 3RD ST
RICHMOND, CA 94801-3563-

PropID:
Client ID: 8671

Dear Owner/Agent,

This letter is to inform you that your property at **13 3RD ST RICHMOND, CA 94801-3563** failed the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 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>
2.1	Kitchen/Kitchen Area Present 7/9/25 Dishwasher not working	O
2.12	Kitchen/Sink Dishwasher not working properly - repair/replace	O

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7/22/2025

FAILED INSPECTION NOTICE

Tse Goon Louie
2755 39Th Ave
San Francisco, CA 94116-2756

Property:
1926 VISALIA AVE
RICHMOND, CA 94801-4215-

PropID:
Client ID: 8775

Dear Owner/Agent,

This letter is to inform you that your property at **1926 VISALIA AVE RICHMOND, CA 94801-4215** failed the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 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>
2.12	Kitchen/Sink Dishwasher inoperable, repair	O
7.5	Heating and Plumbing/Water Supply Unit = Water Pressure Low. Low water pressure at bathroom sink and tub. Repair	O
4.4	Other Rooms/Security Remove keyed lock from interior door.	T



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Residential Rental Inspections Program



7/22/2025

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 07/09/2025.

A re-inspection has been scheduled for 09/08/2025 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>
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Sincerely,

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

Barbara Bush
Po Box 20783
El Sobrante, CA 94820

Property:
554 43RD ST Apt FRONT
RICHMOND, CA 94805-2354-

PropID:
Client ID: 6256

Dear Owner/Agent,

This letter is to inform you that your property at **554 43RD ST Apt FRONT RICHMOND, CA 94805-2354** **failed** the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 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>
2.3	Kitchen/Electrical Hazards Kitchen ceiling light not operable, repair or replace.	O
2.12	Kitchen/Sink Dishwasher not working. Repair or replace.	O
4.3	Other Rooms/Electrical Hazards Need cover on ceiling light fixture in left bedroom.	O
4.10	Other Rooms/Smoke Detectors Missing smoke detector in right bedroom.	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater not working.	O
8.1	General Health and Safety/Access to Unit Furniture blocking windows in the dining room. Relocate furniture.	T



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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

Barbara Bush
Po Box 20783
El Sobrante, CA 94820

Property:
554 43RD ST Apt BACK
RICHMOND, CA 94805-2354-

PropID:
Client ID: 6256

Dear Owner/Agent,

This letter is to inform you that your property at **554 43RD ST Apt BACK RICHMOND, CA 94805-2354** **failed** the Housing Quality Standards (HQS) inspection on 07/09/2025.

A re-inspection has been scheduled for 09/09/2025 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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater not working properly.	O
8.1	General Health and Safety/Access to Unit Porch light inoperable, 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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