



7/22/2025

FAILED INSPECTION NOTICE

647 5TH ST
RICHMOND, CA 94801-2617-

PropID:
Client ID: 8863

Dear Current Resident,

This letter is to inform you that your property at **647 5TH ST RICHMOND, CA 94801-2617** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/03/2025 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>
8.7	General Health and Safety/Other Interior Hazards Replace non working smoke detector in halls and common areas	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

516 18TH ST
RICHMOND, CA 94801-2814-

PropID:
Client ID: 6883

Dear Current Resident,

This letter is to inform you that your property at **516 18TH ST RICHMOND, CA 94801-2814** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/03/2025 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>
1.4	Living Room/Security Torn and damaged door repair or 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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Sincerely,

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

263 8TH ST
RICHMOND, CA 94801-3039-

PropID:
Client ID: 8703

Dear Current Resident,

This letter is to inform you that your property at **263 8TH ST RICHMOND, CA 94801-3039** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/03/2025 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.	O
8.7	General Health and Safety/Other Interior Hazards Smoke detector and carbon monoxide detectors are inoperable both levels. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.	O



7/22/2025

FAILED INSPECTION NOTICE

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

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Sincerely,

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

230 3RD ST
RICHMOND, CA 94801-3455-

PropID:
Client ID: 3530

Dear Current Resident,

This letter is to inform you that your property at **230 3RD ST RICHMOND, CA 94801-3455** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/03/2025 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>
1.1	Living Room/Living Room Present Tenant no show 4/4/2025 9:57am, pink house with loose dogs in yard being gate. Picture taken and attached to inspectors daily inspection list replace deteriorated wheatherstrip on front door.	O
4.10	Other Rooms/Smoke Detectors replace missing smoke detector	O



7/22/2025

FAILED INSPECTION NOTICE

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Sincerely,

City of Richmond
Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

206 BISSELL AVE
RICHMOND, CA 94801-3462-

PropID:
Client ID: 9837

Dear Current Resident,

This letter is to inform you that your property at **206 BISSELL AVE RICHMOND, CA 94801-3462** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/03/2025 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>
8.1	General Health and Safety/Access to Unit Install deadbolt on rear door	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



7/22/2025

FAILED INSPECTION NOTICE

1314 FASCINATION CIR
RICHMOND, CA 94803-

PropID:
Client ID: 10474

Dear Current Resident,

This letter is to inform you that your property at **1314 FASCINATION CIR RICHMOND, CA 94803** **failed** the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/04/2025 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 latch lock from master bedroom door	T
2.10	Kitchen/Stove or Range with Oven Front burners not self lighting, 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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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

3415 TULARE AVE
RICHMOND, CA 94804-1153-

PropID:
Client ID: 9379

Dear Current Resident,

This letter is to inform you that your property at **3415 TULARE AVE RICHMOND, CA 94804-1153** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
8.10	General Health and Safety/Site and Neighborhood Conditions NO access to yard, previous tenant was evicted and left large dogs in yard which are loose.	O
8.4	General Health and Safety/Garbage and Debris Remove old furniture and clutter in yard left by previous tenant who was evicted	O
2.10	Kitchen/Stove or Range with Oven Right side burners not self lighting, repair	O
7.4	Heating and Plumbing/Water Heater No access to water heater due to loose abandoned dogs in rear of house	O



7/22/2025

FAILED INSPECTION NOTICE

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Sincerely,

City of Richmond
Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

2862 ESMOND
RICHMOND, CA 94804-1314-

PropID:
Client ID: 9379

Dear Current Resident,

This letter is to inform you that your property at **2862 ESMOND RICHMOND, CA 94804-1314** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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.



7/22/2025

FAILED INSPECTION NOTICE

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.5	Bathroom/Window Condition Exterior window frame dry rotted, repair	O
3.3	Bathroom/Electrical Hazards GFCI receptacle has hot/neutral reverse, repair	O
6.4	Building Exterior/Condition of Exterior Surfaces 1- Rear exterior outlet missing weatherproof cover, replace 2- Rear exterior light above door missing, exposed wiring. Replace or seal off 3- Rear siding dry rotted by rear door, repair	O
8.6	General Health and Safety/Interior Stairs and Common Halls 1- Common area smoke detector in in law unit missing, replace 2- Front common area smoke detector in main house inoperable, repair or replace 3- Install carbon monoxide detector in main house	O
2.13	Kitchen/Space for Storage, Prep and Serving Secure cabinetry to wall in in law unit	O
4.4	Other Rooms/Security Remove keyed lock from interior door. Remove key lock on bedroom door in in law unit	T
2.10	Kitchen/Stove or Range with Oven Stove inoperable in in law unit, repair	O
7.4	Heating and Plumbing/Water Heater Tenant to move personal items being stored in hot water heater closet, water heater must be free of obstruction and hazardous materials	T
8.7	General Health and Safety/Other Interior Hazards Replace rear common area smoke detectors (x2) as they have been removed	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



7/22/2025

FAILED INSPECTION NOTICE

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

2643 GAYNOR AVE
RICHMOND, CA 94804-1357-

PropID:
Client ID: 9379

Dear Current Resident,

This letter is to inform you that your property at **2643 GAYNOR AVE RICHMOND, CA 94804-1357** **failed** the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
4.5	Other Rooms/Window Condition Clear items to allow access to window	T
4.3	Other Rooms/Electrical Hazards Clear items to allow access to outlets for inspection	T
8.2	General Health and Safety/Exits Clear items in hallway leading to rear door	T
3.12	Bathroom/Tub or Shower Resurface tub, rust present inside of tub	O
2.6	Kitchen/Ceiling Condition Evidence of water damage, repair	O
2.10	Kitchen/Stove or Range with Oven Clean excessive grease splatter on stove and range hood	T
8.10	General Health and Safety/Site and Neighborhood Conditions Rear fence leaning, repair	O
8.7	General Health and Safety/Other Interior Hazards 1- Replace missing/removed front common area smoke detector 2- Remove keyed entry lock on door located by water heater	T
7.1	Heating and Plumbing/Adequacy of Heating Equipment Install permanent mounted heat source in in law unit	O



7/22/2025

FAILED INSPECTION NOTICE

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Sincerely,

City of Richmond
Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

2922 CUTTING BLVD Apt D
RICHMOND, CA 94804-2947-

PropID:
Client ID: 9237

Dear Current Resident,

This letter is to inform you that your property at **2922 CUTTING BLVD Apt D RICHMOND, CA 94804-2947** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 between 09:00AM and 12:00PM.

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7/22/2025

FAILED INSPECTION NOTICE

<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 Range hood vent screen missing, replace Tenant to clean grease splatter on stove and surrounding cabinetry	O
4.6	Other Rooms/Celing Condition Repair ceiling, evidence of water damage that wasnt repaired completely on ceiling upstairs rear center bedroom	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Inadequate Heat Source for Unit. No heat source for lower level or bedroom 3. Repair or install permanent mounted heat source in those rooms.	O
4.3	Heater inoperable, repair Other Rooms/Elecrtical Hazards Replace cracked receptacles 1- Underneath window 2- Left wall	O
3.13	Bathroom/Ventilation Clean vent fan, excessive dust build up	T
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Bath Toilet Seat needs repair/replacement.	T
4.5	Other Rooms/Window Condition Install quick release for security bars or remove bars as window is considered a fire exit and must be free ob obstruction.	O



7/22/2025

FAILED INSPECTION NOTICE

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Sincerely,

City of Richmond
Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

2922 CUTTING BLVD Apt C
RICHMOND, CA 94804-2947-

PropID:
Client ID: 9237

Dear Current Resident,

This letter is to inform you that your property at **2922 CUTTING BLVD Apt C RICHMOND, CA 94804-2947** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
8.7	General Health and Safety/Other Interior Hazards Carbon monoxide detector inoperable, replace	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair	O
8.3	General Health and Safety/Evidence of Infestation Exterminate for roaches.	O
2.11	Kitchen/Refrigerator Light inoperable, repair	O
2.10	Kitchen/Stove or Range with Oven Clean grease splatter on stove, range hood and backsplash	T



7/22/2025

FAILED INSPECTION NOTICE

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Sincerely,

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

2922 CUTTING BLVD Apt B
RICHMOND, CA 94804-2947-

PropID:
Client ID: 9237

Dear Current Resident,

This letter is to inform you that your property at **2922 CUTTING BLVD Apt B RICHMOND, CA 94804-2947** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
2.3	Kitchen/Electrical Hazards GFCI outlet above sink has hot/neutral reverse, repair	O
1.3	Living Room/Electrical Hazards Secure light switch to wall	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Bath Toilet Seat needs repair/replacement.	T
3.7	Bathroom/Wall Condition Repair peeling paint on walls	O
3.3	Bathroom/Electrical Hazards GFCI outlet needed above sink	O
3.12	Bathroom/Tub or Shower 1- Cover open hole in tub above spout 2- Install drain stop in tub	O
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
4.5	Other Rooms/Window Condition Patio door screen damaged, repair	O



7/22/2025

FAILED INSPECTION NOTICE

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

2922 CUTTING BLVD Apt A
RICHMOND, CA 94804-2947-

PropID:
Client ID: 9237

Dear Current Resident,

This letter is to inform you that your property at **2922 CUTTING BLVD Apt A RICHMOND, CA 94804-2947** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
8.4	General Health and Safety/Garbage and Debris Remove excessive amount of clutter and old appliances from front carport area. Excessive amount of recycling in rear of complex to be removed as well.	O
4.4	Other Rooms/Security Patio door lock mechanism damaged, replace	O
4.5	Other Rooms/Window Condition Window screen damaged, repair	O
4.3	Other Rooms/Electrical Hazards A missing and/or cracked coverplate presents an electrical hazard. Outlet on left wall missing coverplate, replace	O
3.12	Bathroom/Tub or Shower Shower head leaking, repair	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair	O
2.10	Kitchen/Stove or Range with Oven Peeling paint on range hood and backsplash, repair	O
8.6	General Health and Safety/Interior Stairs and Common Halls Install common area smoke detector in unit	O



7/22/2025

FAILED INSPECTION NOTICE

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Sincerely,

City of Richmond
Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

3115 FLORIDA AVE
RICHMOND, CA 94804-3109-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **3115 FLORIDA AVE RICHMOND, CA 94804-3109** **failed** the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
2.10	Kitchen/Stove or Range with Oven Burners not self lighting, repair	O
4.5	Other Rooms/Window Condition Damaged window screen, repair	O
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
8.6	General Health and Safety/Interior Stairs and Common Halls Install carbon monoxide detector in unit, gas appliances present	O



7/22/2025

FAILED INSPECTION NOTICE

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

3117 FLORIDA AVE
RICHMOND, CA 94804-3109-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **3117 FLORIDA AVE RICHMOND, CA 94804-3109** **failed** the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
2.10	Kitchen/Stove or Range with Oven Right burners not self lighting, repair	O
8.1	General Health and Safety/Access to Unit Install deadbolt locks on front and rear doors.	O
8.6	General Health and Safety/Interior Stairs and Common Halls Install carbon monoxide detector level 1, gas appliances present	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



7/22/2025

FAILED INSPECTION NOTICE

3119 FLORIDA AVE
RICHMOND, CA 94804-3109-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **3119 FLORIDA AVE RICHMOND, CA 94804-3109** **failed** the Housing Quality Standards (HQS) inspection on 07/08/2025.

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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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair	O
8.6	General Health and Safety/Interior Stairs and Common Halls Install carbon monoxide detector in unit level 1, gas appliances in unit	O
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
8.1	General Health and Safety/Access to Unit Install unit number on front door "3119"	O



7/22/2025

FAILED INSPECTION NOTICE

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City of Richmond
Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

357 S 49TH ST
RICHMOND, CA 94804-3428-

PropID:
Client ID: 10474

Dear Current Resident,

This letter is to inform you that your property at **357 S 49TH ST RICHMOND, CA 94804-3428** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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 Install GFCI outlet in bathroom	O
5.3	Secondary Rooms/Electrical Hazards Replace cracked receptacle in garage above washing machine	O
2.3	Kitchen/Electrical Hazards Replace cracked receptacle in dining room across from window	O
4.10	Other Rooms/Smoke Detectors Smoke detector is missing battery or batteries. Tenants are responsible for replacement of batteries in all smoke detectors in the unit.	T



7/22/2025

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



7/22/2025

FAILED INSPECTION NOTICE

4819 REECE CT
RICHMOND, CA 94804-3444-

PropID:
Client ID: 10474

Dear Current Resident,

This letter is to inform you that your property at **4819 REECE CT RICHMOND, CA 94804-3444** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
8.2	General Health and Safety/Exits Tenant to move items blocking fire exit (patio door exit) on rear right bedroom. Items on exterior of unit are preventing clear exit.	T
8.4	General Health and Safety/Garbage and Debris Tenant to move old appliances from site located in rear of complex, also remove excessive recycling in rear yard	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,

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7/22/2025

FAILED INSPECTION NOTICE

4716 WALL AVE
RICHMOND, CA 94804-3462-

PropID:
Client ID: 9237

Dear Current Resident,

This letter is to inform you that your property at **4716 WALL AVE RICHMOND, CA 94804-3462** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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.



7/22/2025

FAILED INSPECTION NOTICE

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
5.2	Secondary Rooms/Security Remove keyed entry lock on garage door (interior side)	O
7.4	Heating and Plumbing/Water Heater Earthquake straps needed on top and bottom.	O
3.3	Bathroom/Electrical Hazards GFCI outlet has hot/neutral reverse, repair	O
2.10	Kitchen/Stove or Range with Oven Burners not self lighting, repair	O
8.7	General Health and Safety/Other Interior Hazards Install common area smoke detector level 1 Install carbon monoxide detector level 1	O
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
4.5	Other Rooms/Window Condition Move furniture blocking access to window (fire exit)	T
4.7	Other Rooms/Wall Condition Glass closet door damaged, repair	O
6.4	Building Exterior/Condition of Exterior Surfaces Exterior outlet by patio door missing weatherproof cover, install	O
8.1	General Health and Safety/Access to Unit Install patio door screen	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



7/22/2025

FAILED INSPECTION NOTICE

320 43RD ST Apt 1
RICHMOND, CA 94805-2300-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **320 43RD ST Apt 1 RICHMOND, CA 94805-2300** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
3.13	Bathroom/Ventilation Clean excessive dust build up on vent fan	T
2.10	Kitchen/Stove or Range with Oven Range hood 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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Sincerely,

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Residential Rental Inspections Program



7/22/2025

FAILED INSPECTION NOTICE

320 43RD ST Apt 2
RICHMOND, CA 94805-2300-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **320 43RD ST Apt 2 RICHMOND, CA 94805-2300** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
4.3	Other Rooms/Electrical Hazards Three prong outlet not testing as designed, must be grounded or replaced with two prong receptacle or a GFCI.	O
2.12	Kitchen/Sink Dishwasher inoperable, repair	O
8.1	General Health and Safety/Access to Unit Remove latch lock from rear door	T
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
1.3	Living Room/Electrical Hazards Three prong outlet not testing as designed, must be grounded or replaced with two prong receptacle or a GFCI.	O
8.6	General Health and Safety/Interior Stairs and Common Halls Replace cracked receptacle next to water heater	O



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Sincerely,

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7/22/2025

FAILED INSPECTION NOTICE

320 43RD ST Apt 3
RICHMOND, CA 94805-2300-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **320 43RD ST Apt 3 RICHMOND, CA 94805-2300** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
8.1	General Health and Safety/Access to Unit Add turnstyle door knob on rear door	O
8.6	General Health and Safety/Interior Stairs and Common Halls Carbon monoxide detector inoperable, repair or replace	O
2.12	Kitchen/Sink Repair dishwasher as it drains through air gap and allows water to drain all over countertop. Dishwasher must drain through garbage disposal.	O



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7/22/2025

FAILED INSPECTION NOTICE

320 43RD ST Apt 4
RICHMOND, CA 94805-2300-

PropID:
Client ID: 5653

Dear Current Resident,

This letter is to inform you that your property at **320 43RD ST Apt 4 RICHMOND, CA 94805-2300** failed the Housing Quality Standards (HQS) inspection on 07/08/2025.

A re-inspection has been scheduled for 09/08/2025 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>
4.4	Other Rooms/Security Remove keyed lock from interior door.	T
4.3	Other Rooms/Electrical Hazards A missing and/or cracked coverplate presents an electrical hazard. Receptacle underneath window	O
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
7.4	Heating and Plumbing/Water Heater Install water heater drain pan as unit is located inside of unit and can cause major hazard if discharged	O
1.5	Living Room/Window Condition Window screen damaged, repair	O



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