



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 2307
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 2307 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.7	General Health and Safety/Other Interior Hazards Common area smoke detector missing, replace
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.
2.10	Kitchen/Stove or Range with Oven Range hood light and screens missing, replace and repair



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 2308
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 2308 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.
4.5	Other Rooms/Window Condition Clean discoloration on window and window seal
8.7	General Health and Safety/Other Interior Hazards Replace carbon monoxide detector, exceeds 10 year life span
7.4	Heating and Plumbing/Water Heater Earthquake straps needed on top and bottom.
2.12	Kitchen/Sink 1. Secure kitchen faucet handle 2. Secure damaged subflooring under cabinets
2.11	Kitchen/Refrigerator Repair or replace loose/missing refrigerator handle.
2.10	Kitchen/Stove or Range with Oven Range hood light inoperable, repair



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 2310
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 2310 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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.

Area	REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span
4.5	Other Rooms/Window Condition Clean/remove discoloration on window and window seal
3.12	Bathroom/Tub or Shower Clean/remove discoloration inside of tub

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.

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City of Richmond
Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3101
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3101 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.4	General Health and Safety/Garbage and Debris Declutter unit, unable to complete inspection due to excessive amount of items being stored inside of unit
4.4	Other Rooms/Security No clear access to room due to excessive amount of items on floor and hanging on door preventing entry. Tenant to clear items to allow access to room for inspection. - Rooms must be inspected
3.4	Bathroom/Security No access to bathroom, excessive amount of items preventing entry
8.2	General Health and Safety/Exits Tenant to clear path to all fire exits in unit, excessive amount of items blocking access to doors and windows in unit.



9/1/2026

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3102
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3102 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.7	General Health and Safety/Other Interior Hazards Replace inoperable common area smoke detector
7.4	Heating and Plumbing/Water Heater Discharge pipe not attached, repair
7.5	Heating and Plumbing/Water Supply Low water pressure in kitchen, repair
6.4	Building Exterior/Condition of Exterior Surfaces Exterior patio outlet missing weatherproof cover, replace
8.10	General Health and Safety/Site and Neighborhood Conditions Remove deep freezer from patio, appliances must be stores inside of unit



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3103
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3103 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.7	General Health and Safety/Other Interior Hazards Carbon monoxide detector inoperable, replace
8.4	General Health and Safety/Garbage and Debris Declutter unit, excessive clutter throughout unit
8.3	General Health and Safety/Evidence of Infestation Exterminate for roaches.
2.12	Kitchen/Sink Garbage disposal inoperable, repair or replace



9/1/2026

FAILED INSPECTION NOTICE

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City of Richmond
Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3104
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3104 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
3.12 Bathroom/Tub or Shower	Replace missing tub backing plate
4.5 Other Rooms/Window Condition	Window is severely cracked or broken which presents a cutting or air access hazard. Replace.
8.10 General Health and Safety/Site and Neighborhood Conditions	Remove deep freezer from patio, appliances must be stored inside of unit
2.12 Kitchen/Sink	Dishwasher drains through air gap, repair as drain must go through garbage disposal



9/1/2026

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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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,

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3105
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3105 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
4.4	Other Rooms/Security Remove keyed lock from interior door.
7.4	Heating and Plumbing/Water Heater 1. Install discharge pipe, within 6" of floor. 2. Earthquake straps needed on top and bottom.
8.6	General Health and Safety/Interior Stairs and Common Halls Secure common area smoke detector to ceiling
8.1	General Health and Safety/Access to Unit Patio light inoperable, repair



9/1/2026

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3106
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3106 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
3.7	Bathroom/Wall Condition Repair hole on wall by tub

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3201
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3201 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
1.8	Living Room/Floor Condition Carpeting heavily soiled, clean carpet
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span
4.5	Other Rooms/Window Condition Clear items to allow clear path to window (fire exit)
2.3	Kitchen/Electrical Hazards Install GFCI protected receptacle by kitchen sink



9/1/2026

FAILED INSPECTION NOTICE

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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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3202
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3202 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
2.5	Kitchen/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.
7.4	Heating and Plumbing/Water Heater install discharge pipe, within 6" of floor.

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3203
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3203 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3204
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3204 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
8.6	General Health and Safety/Interior Stairs and Common Halls Common area smoke detector inoperable, replace
4.10	Other Rooms/Smoke Detectors REPLACE, EXCEEDS 10 YEAR LIFE SPAN
7.4	Heating and Plumbing/Water Heater 1. Install discharge pipe, within 6" of floor. - Wtr. Htr. = Missing Discharge Pipe. 2. Wtr. Htr. = Missing Pilot Light Cover.
2.10	Kitchen/Stove or Range with Oven Replace range hood, rust and peeling paint present



9/1/2026

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3206
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3206 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3207
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3207 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
8.7	General Health and Safety/Other Interior Hazards NO ELECTRICITY IN UNIT, unable to complete inspection and check appliances
4.4	Other Rooms/Security NO ACCESS, door locked
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.
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.



9/1/2026

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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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3208
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3208 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
7.4	Heating and Plumbing/Water Heater install discharge pipe, within 6" of floor.
8.1	General Health and Safety/Access to Unit Patio light inoperable, repair

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3304
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3304 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
4.4	Other Rooms/Security Remove keyed lock from interior door.

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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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3305
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3305 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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.

Area	REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS
3.12	Bathroom/Tub or Shower Shower head leaking in rear, replace
7.4	Heating and Plumbing/Water Heater Wtr. Htr. = Missing Pilot Light Cover.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 3306
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 3306 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
7.4	Heating and Plumbing/Water Heater Earthquake straps needed on top and bottom. - Replace nylon straps with earthquake straps

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 4101
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 4101 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span
4.5	Other Rooms/Window Condition Clean/remove discoloration on window and window seal
4.7	Other Rooms/Wall Condition Closet door off track, repair
3.12	Bathroom/Tub or Shower Right bathroom - Tub diverter pull knob missing, replace
2.12	Kitchen/Sink Dishwasher drains through air gap, repair as drain must go through garbage disposal
2.10	Kitchen/Stove or Range with Oven Range hood light inoperable, repair



9/1/2026

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,

City of Richmond
Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 4102
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 4102 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
2.12	Kitchen/Sink Garbage disposal inoperable, repair

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 4103
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 4103 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
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.

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 4104
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 4104 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
8.6	General Health and Safety/Interior Stairs and Common Halls Common area smoke detector inoperable, replace
8.7	General Health and Safety/Other Interior Hazards Replace carbon monoxide detector, exceeds 10 year life span
7.4	Heating and Plumbing/Water Heater install discharge pipe, within 6" of floor.
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span
2.12	Kitchen/Sink Dishwasher drains through air gap, repair as drain must go through garbage disposal.
2.10	Kitchen/Stove or Range with Oven Replace rusted drip pans
8.1	General Health and Safety/Access to Unit Replace missing patio screen handle/ lock mechanism
6.4	Building Exterior/Condition of Exterior Surfaces Exterior outlet missing weatherproof cover, replace



9/1/2026

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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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:

3600 SIERRA RIDGE RD Apt 4105
RICHMOND, CA 94806-

PropID:

Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 4105 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 between 11:00AM and 02:00PM.

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9/1/2026

FAILED INSPECTION NOTICE

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>
3.4 Bathroom/Security	Door damaged, tenant caused damage. Replace
3.3 Bathroom/Electrical Hazards	Light inoperable, repair
3.7 Bathroom/Wall Condition	Repair large hole on wall across from toilet
7.4 Heating and Plumbing/Water Heater	Wtr. Htr. = Missing Pilot Light Cover.
6.4 Building Exterior/Condition of Exterior Surfaces	Exterior outlet missing weatherproof cover, replace
2.7 Kitchen/Wall Condition	Repair tenant caused wall damage
2.12 Kitchen/Sink	1. Garbage disposal inoperable, repair 2. Dishwasher inoperable, repair
8.9 General Health and Safety/Interior Air Quality	Poor interior air quality due to wet soiled carpet in unit
8.7 General Health and Safety/Other Interior Hazards	Remove old smoke detector bases throughout unit
7.2 Heating and Plumbing/Safety of Heating Equipment	All baseboard heaters in unit damaged, repair or replace
7.1 Heating and Plumbing/Adequacy of Heating Equipment	Living room thermostat cover missing, replace
4.4 Other Rooms/Security	Replace tenant caused damage to door, damaged beyond repair
4.8 Other Rooms/Floor Condition	Flooring heavily soiled and water soaked, repair. Tenant caused damage to flooring.
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.
4.3 Other Rooms/Electrical Hazards	A missing and/or cracked cover plate presents an electrical hazard. - multiple outlets missing cover plates
4.10 Other Rooms/Smoke Detectors	Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.



9/1/2026

FAILED INSPECTION NOTICE

4.7 Other Rooms/Wall Condition

Replace or remove damaged closet doors

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 4106
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 4106 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/12/2026 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>
4.10	Other Rooms/Smoke Detectors Replace, exceeds 10 year life span
4.5	Other Rooms/Window Condition Move bunk bed blocking window (fire exit)
7.4	Heating and Plumbing/Water Heater Wtr. Htr. = Missing Pilot Light Cover.
2.12	Kitchen/Sink Repair leak at faucet base
2.11	Kitchen/Refrigerator Light inoperable, repair



9/1/2026

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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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 6207
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 6207 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment water heater discharge pipe missing
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit hallway toilet base loose

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Sincerely,

City of Richmond
Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 6208
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 6208 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
1.4	Living Room/Security patio door not locking - repair/replace
7.4	Heating and Plumbing/Water Heater earthquake strap missing
4.4	Other Rooms/Security remove key lock from bedroom door

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.

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 6303
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 6303 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
1.4	Living Room/Security patio door not locking
7.4	Heating and Plumbing/Water Heater pressure release pipe has gap in pipe - repair/replace
4.10	Other Rooms/Smoke Detectors bedroom smoke detector inop
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit master bedroom toilet base loose
2.12	Kitchen/Sink dishwasher not draining properly - repair/replace



9/1/2026

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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City of Richmond
Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 6304
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 6304 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
4.4	Other Rooms/Security remove key lock from bedroom door
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit master bedroom toilet base loose

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 6305
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 6305 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
2.12 Kitchen/Sink	dishwasher not working properly - repair/replace
4.4 Other Rooms/Security	remove key lock from bedroom door
4.10 Other Rooms/Smoke Detectors	smoke detector missing in 2x bedrooms
3.10 Bathroom/Flush Toilet in Enclosed Room in Unit	master bedroom toilet base loose - repair/replace



9/1/2026

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.

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Sincerely,

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Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 6306
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 6306 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
1.4	Living Room/Security patio door lock not working properly
2.12	Kitchen/Sink dishwasher inop & not secure - repair/replace
4.10	Other Rooms/Smoke Detectors bedroom smoke detector inop

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7102
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7102 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
1.8	Living Room/Floor Condition carpeting in unit worn/damaged - repair/replace
3.7	Bathroom/Wall Condition wall next to tub bubbling - repair/replace
2.12	Kitchen/Sink dishwasher not draining properly - repair/replace

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Sincerely,

City of Richmond
Residential Rental Inspections Program



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7103
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7103 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 between 11:00AM and 02:00PM.

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<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>
4.10	Other Rooms/Smoke Detectors bedroom smoke detector - missing/inop
7.4	Heating and Plumbing/Water Heater pressure release discharge pipe missing

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7105
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7105 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 between 11:00AM and 02:00PM.

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<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>
7.4	Heating and Plumbing/Water Heater pressure release discharge pipe missing earthquake straps missing

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7106
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7106 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
4.10	Other Rooms/Smoke Detectors bedroom smoke detector missing
8.7	General Health and Safety/Other Interior Hazards hallway Co detector - missing/inop

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7109
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7109 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
2.1	Kitchen/Kitchen Area Present faucet base loose
4.10	Other Rooms/Smoke Detectors bedroom smoke detector missing/inop

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7110
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7110 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
7.4	Heating and Plumbing/Water Heater water heater pressure release piping missing

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7111
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7111 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
2.12	Kitchen/Sink dishwasher seal damaged - repair/replace
2.10	Kitchen/Stove or Range with Oven hood range fan inop
8.7	General Health and Safety/Other Interior Hazards hallway smoke detector inop
5.4	Secondary Rooms/Other Potential Hazardous Features washroom fan very loud - repair/replace
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit back of counter caulking worn/damaged - repair/recaulk
3.12	Bathroom/Tub or Shower tub not draining properly



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7112
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7112 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
2.12	Kitchen/Sink garbage disposal inop

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7201
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7201 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
1.4	Living Room/Security patio door not locking
2.12	Kitchen/Sink dishwasher not draining properly - repair/replace

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7202
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7202 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.7	General Health and Safety/Other Interior Hazards CO detector missing/inop

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7203
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7203 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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.

Area	REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS
2.10	Kitchen/Stove or Range with Oven hood range fan rubbing - repair/replace
2.12	Kitchen/Sink garbage disposal inop - repair/replace

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7206
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7206 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.7	General Health and Safety/Other Interior Hazards hallway smoke detector inop
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit toilet base loose - repair/replace
2.12	Kitchen/Sink dishwasher not draining properly - repair/replace
4.10	Other Rooms/Smoke Detectors bedroom smoke detector inop
7.4	Heating and Plumbing/Water Heater pressure release pipeline missing



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7208
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7208 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
7.4	Heating and Plumbing/Water Heater water heater discharge pipeline missing
8.7	General Health and Safety/Other Interior Hazards hallway smoke detector missing
4.10	Other Rooms/Smoke Detectors bedroom smoke detector missing

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7209
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7209 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
4.10	Other Rooms/Smoke Detectors bedroom smoke detector missing
8.7	General Health and Safety/Other Interior Hazards hallway Co detector missing/inop
7.4	Heating and Plumbing/Water Heater discharge release pipeline missing
3.7	Bathroom/Wall Condition wall repair incomplete above shower - paint
2.12	Kitchen/Sink dishwasher not draining properly - repair/replace



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7210
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7210 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
8.7	General Health and Safety/Other Interior Hazards hallway smoke detector inop

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7211
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7211 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
2.12	Kitchen/Sink faucet base loose - repair/replace
2.10	Kitchen/Stove or Range with Oven hood range light inop
8.7	General Health and Safety/Other Interior Hazards hallway smoke detector missing/inop
7.4	Heating and Plumbing/Water Heater pressure discharge pipeline missing
3.12	Bathroom/Tub or Shower tub spout backplate not secure - repair/replace
7.1	Heating and Plumbing/Adequacy of Heating Equipment living room heater cover damaged - repair/replace



9/1/2026

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 7212
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 7212 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/10/2026 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>
4.10	Other Rooms/Smoke Detectors smoke detector missing/inop in 2x bedrooms
7.4	Heating and Plumbing/Water Heater water heater pressure release pipeline missing

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9103
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9103 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
8.7	General Health and Safety/Other Interior Hazards Unit must have one carbon monoxide detector per level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9104
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9104 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
8.7	General Health and Safety/Other Interior Hazards Unit must have one carbon monoxide detector per level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9105
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9105 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
8.7	General Health and Safety/Other Interior Hazards Unit must have one carbon monoxide detector per level.
7.4	Heating and Plumbing/Water Heater water heater must have two earthquake safety straps. install another strap

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9106
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9106 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9107
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9107 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
2.3	Kitchen/Electrical Hazards hot and neutral reverse repair or replace
3.3	Bathroom/Electrical Hazards Three prong outlet not testing as designed, must be grounded, replaced with a two-prong outlet or replaced with a GFCI.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9108
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9108 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
8.1	General Health and Safety/Access to Unit vacant under construction

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9110
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9110 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
3.3	Bathroom/Electrical Hazards replace broken light cover

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9111
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9111 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit chipping and peeling damage counter top. repair or replace.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9112
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9112 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
2.10	Kitchen/Stove or Range with Oven rust chipping and peeling on rangehood. resurface or replace.
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9201
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9201 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
3.3	Bathroom/Electrical Hazards Three prong outlet not testing as designed, must be grounded, replaced with a two-prong outlet or replaced with a GFCI.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9202
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9202 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
2.3	Kitchen/Electrical Hazards non working outlet repair or replace

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9203
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9203 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9204
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9204 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9208
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9208 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
4.3	Other Rooms/Electrical Hazards missing outlet cover plate . repair or replace
2.12	Kitchen/Sink non working garbage disposal repair or replace

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9210
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9210 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
7.4	Heating and Plumbing/Water Heater install missing earthquake straps
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9305
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9305 RICHMOND, CA 94806 failed** the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9306
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9306 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
1.5	Living Room/Window Condition replace missing screens
2.3	Kitchen/Electrical Hazards loose outlet cover plate. repair or replace

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



9/1/2026

FAILED INSPECTION NOTICE

Us Reif Sierra Ridge Ca Lp
3600 Sierra Ridge Rd
Richmond, CA 94806

Property:
3600 SIERRA RIDGE RD Apt 9307
RICHMOND, CA 94806-

PropID:
Client ID: 7949

Dear Owner/Agent,

This letter is to inform you that your property at **3600 SIERRA RIDGE RD Apt 9307 RICHMOND, CA 94806** failed the Housing Quality Standards (HQS) inspection on 08/28/2026.

A re-inspection has been scheduled for 11/09/2026 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>
1.4	Living Room/Security door frame and door damage hard to open and closed. clutter behind door could not open it completely. latched locks has been installed inside door. remove.
1.5	Living Room/Window Condition personal items blocking sliding glass door. could not inspect and blocking egress. remove clutter.
7.4	Heating and Plumbing/Water Heater closet door blocked by personal items and clutter could not inspect . remove clutter.
4.5	Other Rooms/Window Condition personal items blocking window preventing egress, couldnt inspect



9/1/2026

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