



9/20/2022

FAILED INSPECTION NOTICE

Castillo Partners Llc
3053 Fillmore St #261
San Francisco, CA 94123-4009

Property:
3110 FLORIDA AVE
RICHMOND, CA 94804-3110-

PropID:
Client ID: 8395

Dear Owner/Agent,

This letter is to inform you that your property at **3110 FLORIDA AVE RICHMOND, CA 94804-3110** **failed** the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/17/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
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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



9/20/2022

FAILED INSPECTION NOTICE

Shujun Lao
1309 Greenway Ct
Richmond, CA 94803-1204

Property:
374 BECK ST
RICHMOND, CA 94804-3131-

PropID:
Client ID: 5169

Dear Owner/Agent,

This letter is to inform you that your property at **374 BECK ST RICHMOND, CA 94804-3131** failed the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/17/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
7.1	Heating and Plumbing/Adequacy of Heating Equipment heater inop, repair	O

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Sincerely,

City of Richmond
Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Shujun Lao
1309 Greenway Ct
Richmond, CA 94803-1204

Property:
376 BECK ST
RICHMOND, CA 94804-3131-

PropID:
Client ID: 5169

Dear Owner/Agent,

This letter is to inform you that your property at **376 BECK ST RICHMOND, CA 94804-3131** failed the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/17/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an “O” are the responsibility of the Owner and the items marked with a “T” are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Qia Xiang Zhou
950 Taraval St
San Francisco, CA 94116

Property:
1529 POTRERO AVE Apt A
RICHMOND, CA 94804-3751-

PropID:
Client ID: 2499

Dear Owner/Agent,

This letter is to inform you that your property at **1529 POTRERO AVE Apt A RICHMOND, CA 94804-3751** failed the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/17/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.12	Bathroom/Tub or Shower tub faucet constantly running, handel broken	O

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Sincerely,

City of Richmond
Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Qia Xiang Zhou
950 Taraval St
San Francisco, CA 94116

Property:
1529 POTRERO AVE Apt B
RICHMOND, CA 94804-3751-

PropID:
Client ID: 2499

Dear Owner/Agent,

This letter is to inform you that your property at **1529 POTRERO AVE Apt B RICHMOND, CA 94804-3751** failed the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/17/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an “O” are the responsibility of the Owner and the items marked with a “T” are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.13	Kitchen/Space for Storage, Prep and Serving Cabinet drawer missing – repair/replace	O
2.10	Kitchen/Stove or Range with Oven Oven light not working – repair/replace	O
4.7	Other Rooms/Wall Condition Right side wall by door damage – repair/replace/repaint Bottom right side wall by door very discolored – remove/repair/paint	O
4.4	Other Rooms/Security Closet door very badly damaged – repair/replace	O
4.10	Other Rooms/Smoke Detectors Missing smoke detector- repair/replace	O
1.4	Living Room/Security Front door Has very large air gap & not closing securely/very loose – Safety/security hazare – repair/replace Weatherstripping around front door entry very badly worn/damaged – repair/replace	O
1.5	Living Room/Window Condition Front living room window frame very badly discolored – repair/replace/drain	O
8.7	General Health and Safety/Other Interior Hazards CO2 detector missing in common area – repair/replace	O



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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Castillo Partners Llc
3053 Fillmore St #261
San Francisco, CA 94123-4009

Property:
833 S 49TH ST
RICHMOND, CA 94804-4428-

PropID:
Client ID: 8395

Dear Owner/Agent,

This letter is to inform you that your property at **833 S 49TH ST RICHMOND, CA 94804-4428** failed the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/17/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
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Sincerely,

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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Martin Yi-Wen Lu
1191 Solano Ave #6095
Albany, CA 94706

Property:
852 35TH ST
RICHMOND, CA 94805-1708-

PropID:
Client ID: 3839

Dear Owner/Agent,

This letter is to inform you that your property at **852 35TH ST RICHMOND, CA 94805-1708** failed the Housing Quality Standards (HQS) inspection on 09/13/2022.

A re-inspection has been scheduled for 10/18/2022 between 01:00PM and 04:00PM.

It is your responsibility to correct the following items as shown below. The Items marked with an "O" are the responsibility of the Owner and the items marked with a "T" are the responsibility of the Tenant. Please inform your tenant of any tenant responsible fail items.

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.10	Kitchen/Stove or Range with Oven all burners on stove must self ignite, repair	O

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