



9/20/2022

FAILED INSPECTION NOTICE

Simon Jiang-Kuo Kuo
40170 Canyon Heights Dr
Fremont, CA 94539-3082

Property:
1526 GAYNOR AVE
RICHMOND, CA 94801-2432-

PropID:
Client ID: 9318

Dear Owner/Agent,

This letter is to inform you that your property at **1526 GAYNOR AVE RICHMOND, CA 94801-2432** **failed** the Housing Quality Standards (HQS) inspection on 09/15/2022.

A re-inspection has been scheduled for 10/18/2022 between 11:00AM and 02:00PM.

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

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Toilet base loose – repair/replace	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit Sink faucet loose – repair/replace	O

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

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

If you have any questions regarding your inspection or any fail items, please contact us by phone at 510-690-8260 for further information.

Sincerely,

City of Richmond
Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Coni Rainbow Foster
Alexander S Foster
130 Granada Dr
Corte Madera, CA 94925-2069

Property:
1717 ROOSEVELT AVE
RICHMOND, CA 94801-2811-

PropID:
Client ID: 1838

Dear Owner/Agent,

This letter is to inform you that your property at **1717 ROOSEVELT AVE RICHMOND, CA 94801-2811** **failed** the Housing Quality Standards (HQS) inspection on 09/15/2022.

A re-inspection has been scheduled for 10/18/2022 between 11:00AM and 02:00PM.

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

<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Toilet base loose – repair/replace	O
8.6	General Health and Safety/Interior Stairs and Common Halls No common area smoke detector – repair/replace	O

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

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

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Sincerely,

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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Bruce H & Kristen Hoeger
Po Box 397
Crockett, CA 94525-0397

Property:
18 WASHINGTON AVE Apt 3
RICHMOND, CA 94801-3969-

PropID:
Client ID: 13054

Dear Owner/Agent,

This letter is to inform you that your property at **18 WASHINGTON AVE Apt 3 RICHMOND, CA 94801-3969** failed the Housing Quality Standards (HQS) inspection on 09/15/2022.

A re-inspection has been scheduled for 10/18/2022 between 11:00AM and 02:00PM.

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

<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Toilet base loose – repair/replace	O

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

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Eileen McDavid
1400 Pinnacle Ct # 118
Pt Richmond, CA 94801-4175

Property:
1201 BRICKYARD Apt #206
RICHMOND, CA 94801-4141-

PropID:
Client ID: 2178

Dear Owner/Agent,

This letter is to inform you that your property at **1201 BRICKYARD Apt #206 RICHMOND, CA 94801-4141** failed the Housing Quality Standards (HQS) inspection on 09/15/2022.

A re-inspection has been scheduled for 10/18/2022 between 11:00AM and 02:00PM.

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

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Master bedroom toilet bases – repair/replace	O

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

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Patrick & Maria Geoghegan
115 Hardie Dr
Moraga, CA 94556-1105

Property:
453 19TH ST Apt 3
RICHMOND, CA 94801-4700-

PropID:
Client ID: 1361

Dear Owner/Agent,

This letter is to inform you that your property at **453 19TH ST Apt 3 RICHMOND, CA 94801-4700** failed the Housing Quality Standards (HQS) inspection on 09/15/2022.

A re-inspection has been scheduled for 10/18/2022 between 09:00AM and 12:00PM.

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

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
4.10	Other Rooms/Smoke Detectors Bedroom missing smoke detector – repair/replace	O

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

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Sincerely,

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Residential Rental Inspections Program



9/20/2022

FAILED INSPECTION NOTICE

Patrick & Maria Geoghegan
115 Hardie Dr
Moraga, CA 94556-1105

Property:
453 19TH ST Apt 7
RICHMOND, CA 94801-4700-

PropID:
Client ID: 1361

Dear Owner/Agent,

This letter is to inform you that your property at **453 19TH ST Apt 7 RICHMOND, CA 94801-4700** failed the Housing Quality Standards (HQS) inspection on 09/15/2022.

A re-inspection has been scheduled for 10/18/2022 between 09:00AM and 12:00PM.

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

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.12	Kitchen/Sink Faucet loose – repair/replace	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater in operable – repair/replace	O
8.7	General Health and Safety/Other Interior Hazards Smoke detector missing in common area hallway – repair/replace.	O

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

Please be advised that if the Tenant does not complete the repairs that are his/her responsibility and the owner cannot provide proper proof of notification to the tenant regarding the items, the owner becomes responsible for ensuring the repairs are completed.

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Sincerely,

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