



10/12/2022

FAILED INSPECTION NOTICE

William & Carolyn Segalla
Keata Chao
1571 Hollingsworth Dr
Mountain View, CA 94040

Property:
807 PENNSYLVANIA AVE
RICHMOND, CA 94801-2263-

PropID:
Client ID: 9631

Dear Owner/Agent,

This letter is to inform you that your property at **807 PENNSYLVANIA AVE RICHMOND, CA 94801-2263** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/07/2022 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>
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 Cabinet door missing below sink – 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



10/12/2022

FAILED INSPECTION NOTICE

Ben W Johnson Tre
2644 Appian Way #203
Pinole, CA 94564-2239

Property:
2736 LINCOLN AVE
RICHMOND, CA 94804-1269-

PropID:
Client ID: 4095

Dear Owner/Agent,

This letter is to inform you that your property at **2736 LINCOLN AVE RICHMOND, CA 94804-1269** **failed** the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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>
1.5	Living Room/Window Condition Windows unable to open safety hazard – repair/replace	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit Water pressure very low dash repair/replace	O
4.10	Other Rooms/Smoke Detectors Right side bedroom smoke detector in operable – repair/replace	O
8.6	General Health and Safety/Interior Stairs and Common Halls Hallway smoke detector in operable -repair/replace	O
1.8	Living Room/Floor Condition Carpet Very badly worn/damaged throughout house – repair/replace	O



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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.

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10/12/2022

FAILED INSPECTION NOTICE

Jerry & Laurelle Martin
2883 Doidge Ave
Pinole, CA 94564-1018

Property:
936 30TH ST
RICHMOND, CA 94804-1306-

PropID:
Client ID: 4330

Dear Owner/Agent,

This letter is to inform you that your property at **936 30TH ST RICHMOND, CA 94804-1306** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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 Smoke detector in operable dash 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



10/12/2022

FAILED INSPECTION NOTICE

Michael Vasilas
5634 Fresno Ave
Richmond, CA 94804-5640

Property:
2626 GRANT AVE
RICHMOND, CA 94804-1553-

PropID:
Client ID: 3645

Dear Owner/Agent,

This letter is to inform you that your property at **2626 GRANT AVE RICHMOND, CA 94804-1553** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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>
2.10	Kitchen/Stove or Range with Oven Right front burner not lighting properly – repair/replace	O
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit 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.

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10/12/2022

FAILED INSPECTION NOTICE

Olivia Trevino
2614 La Honda Ave
El Cerrito, CA 94530-1533

Property:
561 24TH ST
RICHMOND, CA 94804-1601-

PropID:
Client ID: 4059

Dear Owner/Agent,

This letter is to inform you that your property at **561 24TH ST RICHMOND, CA 94804-1601** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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 Right side bedroom smoke detector in operable – 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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10/12/2022

FAILED INSPECTION NOTICE

Oralia L Diaz
2861 Cornelius Dr
San Pablo, CA 94806-1603

Property:
232 25TH ST
RICHMOND, CA 94804-1808-

PropID:
Client ID: 4312

Dear Owner/Agent,

This letter is to inform you that your property at **232 25TH ST RICHMOND, CA 94804-1808** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Toilet base loose – repair/replace	O
1.4	Living Room/Security Smoke detector inoperable - 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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10/12/2022

FAILED INSPECTION NOTICE

Ruby S & Charles L Benjamin
101 Stratford St
Vallejo, CA 94591-6845

Property:
2127 OHIO AVE
RICHMOND, CA 94804-2703-

PropID:
Client ID: 1072

Dear Owner/Agent,

This letter is to inform you that your property at **2127 OHIO AVE RICHMOND, CA 94804-2703** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 between 09:00AM and 12:00PM.

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<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
8.7	General Health and Safety/Other Interior Hazards Hallway smoke detector in operable – 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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10/12/2022

FAILED INSPECTION NOTICE

Jinsong Guo
Alan Liang
1475 Stanford Ave
Palo Alto, CA 94306-1253

Property:
819 S 45TH ST Apt UPPER
RICHMOND, CA 94804-4412-

PropID:
Client ID: 7056

Dear Owner/Agent,

This letter is to inform you that your property at **819 S 45TH ST Apt UPPER RICHMOND, CA 94804-4412** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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 Back Right side bedroom smoke detector in operable – repair/replace	O
8.7	General Health and Safety/Other Interior Hazards Hallway smoke detector in operable - 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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10/12/2022

FAILED INSPECTION NOTICE

Robert D & Barbara J Smith
267 W Seaview Dr
Benicia, CA 94510-2124

Property:
1900 MENDOCINO ST
RICHMOND, CA 94804-5319-

PropID:
Client ID: 4113

Dear Owner/Agent,

This letter is to inform you that your property at **1900 MENDOCINO ST RICHMOND, CA 94804-5319** **failed** the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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>
1.4	Living Room/Security Smoke detector in operable – 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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10/12/2022

FAILED INSPECTION NOTICE

Joan E Parker
1617 Butte St
Richmond, CA 94804-5213

Property:
1614 SHASTA ST
RICHMOND, CA 94804-5335-

PropID:
Client ID: 2661

Dear Owner/Agent,

This letter is to inform you that your property at **1614 SHASTA ST RICHMOND, CA 94804-5335** failed the Housing Quality Standards (HQS) inspection on 09/27/2022.

A re-inspection has been scheduled for 11/08/2022 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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