



10/18/2024

**FAILED INSPECTION NOTICE**

Javier Castro  
2717 Roosevelt Ave  
Richmond, CA 94804-1513

Property:  
537 25TH ST  
RICHMOND, CA 94804-1602-

PropID:  
Client ID: 4164

Dear Owner/Agent,

This letter is to inform you that your property at **537 25TH ST RICHMOND, CA 94804-1602** failed the Housing Quality Standards (HQS) inspection on 09/27/2024.

**A re-inspection has been scheduled for 11/12/2024 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>
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit repair/replace sink, hole in basin	O
2.3	Kitchen/Electrical Hazards install gfi outlets	O
7.4	Heating and Plumbing/Water Heater install pressure release valve pipe and run outside	O
3.12	Bathroom/Tub or Shower shower inoperable ,will not turn on, repair	O



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**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



10/18/2024

**FAILED INSPECTION NOTICE**

Mei Di Kuang  
1592 28Th Ave  
San Francisco, CA 94122-3232

Property:  
535 S 16TH ST  
RICHMOND, CA 94804-3714-

PropID:  
Client ID: 13024

Dear Owner/Agent,

This letter is to inform you that your property at **535 S 16TH ST RICHMOND, CA 94804-3714** failed the Housing Quality Standards (HQS) inspection on 09/27/2024.

**A re-inspection has been scheduled for 11/12/2024 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>
2.10	Kitchen/Stove or Range with Oven all burners must self-ignite	O
3.5	Bathroom/Window Condition replace tattered screen	O

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

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Sincerely,

City of Richmond  
Residential Rental Inspections Program



10/18/2024

**FAILED INSPECTION NOTICE**

Luis A Guzman  
2472 Sky Rd  
Walnut Creek, CA 94597

Property:  
758 S 40TH ST Apt IN LAW  
RICHMOND, CA 94804-4409-

PropID:  
Client ID: 13358

Dear Owner/Agent,

This letter is to inform you that your property at **758 S 40TH ST Apt IN LAW RICHMOND, CA 94804-4409** failed the Housing Quality Standards (HQS) inspection on 09/27/2024.

**A re-inspection has been scheduled for 11/12/2024 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>
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Sincerely,

City of Richmond  
Residential Rental Inspections Program



10/18/2024

**FAILED INSPECTION NOTICE**

Raymond Anthony Felix  
ACCESS PROPERTY MANAGEMENT  
5949 Ralston Ave  
Richmond, CA 94805-1105

Property:  
1662 SHASTA ST  
RICHMOND, CA 94804-5335-

PropID:  
Client ID: 6403

Dear Owner/Agent,

This letter is to inform you that your property at **1662 SHASTA ST RICHMOND, CA 94804-5335** failed the Housing Quality Standards (HQS) inspection on 09/27/2024.

**A re-inspection has been scheduled for 11/12/2024 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 dripping, repair	O
2.6	Kitchen/Ceiling Condition repair cracking	O
1.6	Living Room/Ceiling Condition repair cracking on ceiling	O
5.2	Secondary Rooms/Security gap at bottom of door, install door sweep laundryroom	O
1.3	Living Room/Electrical Hazards Three prong outlet not testing as designed, must be grounded, replaced with a two-prong outlet or replaced with a GFCI.	O
4.3	Other Rooms/Electrical Hazards Three prong outlet not testing as designed, must be grounded or replaced with a GFCI.	O



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Sincerely,

City of Richmond  
Residential Rental Inspections Program