



10/31/2022

FAILED INSPECTION NOTICE

Roman J Cadena
251 Curry St
Richmond, CA 94801-3418

Property:
759 15TH ST
RICHMOND, CA 94801-2453-

PropID:
Client ID: 3872

Dear Owner/Agent,

This letter is to inform you that your property at **759 15TH ST RICHMOND, CA 94801-2453** failed the Housing Quality Standards (HQS) inspection on 10/25/2022.

A re-inspection has been scheduled for 11/28/2022 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 handle missing/broken - repair/replace	O
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Toilet base loose - repair/replace	O
6.4	Building Exterior/Condition of Exterior Surfaces Very many large cracked/uneven areas in drive way - safety/tripping hazard- 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.

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



10/31/2022

FAILED INSPECTION NOTICE

Wai Tim Lee
Allen Luu
1500 Gibbons Dr
Alameda, CA 94501

Property:
456 MARINA WAY
RICHMOND, CA 94801-3231-

PropID:
Client ID: 2248

Dear Owner/Agent,

This letter is to inform you that your property at **456 MARINA WAY RICHMOND, CA 94801-3231** failed the Housing Quality Standards (HQS) inspection on 10/25/2022.

A re-inspection has been scheduled for 11/28/2022 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>
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit 2nd floor bathroom sink has very large hole - cutting hazard- 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,

City of Richmond
Residential Rental Inspections Program



10/31/2022

FAILED INSPECTION NOTICE

Larry L Russell
200 Martinique Ave
Tiburon, CA 94920-1013

Property:
706 WESTERN DR
RICHMOND, CA 94801-3759-

PropID:
Client ID: 3119

Dear Owner/Agent,

This letter is to inform you that your property at **706 WESTERN DR RICHMOND, CA 94801-3759** **failed** the Housing Quality Standards (HQS) inspection on 10/25/2022.

A re-inspection has been scheduled for 11/28/2022 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 Both Bath Toilet not secured properly to floor.	O
3.12	Bathroom/Tub or Shower Recaulk tub/shower	O
6.3	Building Exterior/Condition of Roof and Gutters Back upper entrance Roof slate not properly secured-safety hazard - repair/replace	O



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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