



10/21/2024

**FAILED INSPECTION NOTICE**

Suheir M Khalaf  
10 Parkview Terr  
San Pablo, CA 94806-4164

Property:  
1727 DUNN AVE  
RICHMOND, CA 94801-2441-

PropID:  
Client ID: 1019

Dear Owner/Agent,

This letter is to inform you that your property at **1727 DUNN AVE RICHMOND, CA 94801-2441** failed the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/15/2024 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>
2.12	Kitchen/Sink 10/8 1. Dark coloration around kitchen sink, repair. 2. Paint in sink peeling off, repair or replace.	O
8.3	General Health and Safety/Evidence of Infestation 10/8 Ant and mouse infestation.	O
7.1	Heating and Plumbing/Adequacy of Heating Equipment 10/8 wall heater no working, repair.	O
4.5	Other Rooms/Window Condition 10/8 Brown discoloration around the edge of the windows in both bedrooms. repair.	O
1.6	Living Room/Ceiling Condition 10/8 Brown discoloration in living room ceiling, repair.	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



10/21/2024

**FAILED INSPECTION NOTICE**

Francisco & Enperatrz Martinez  
533 20Th St  
Richmond, CA 94801-2821

Property:  
531 20TH ST  
RICHMOND, CA 94801-2821-

PropID:  
Client ID: 6147

Dear Owner/Agent,

This letter is to inform you that your property at **531 20TH ST RICHMOND, CA 94801-2821** failed the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/15/2024 between 11:00AM and 02:00PM.**

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<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 10/8 Heater not working, repair.	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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10/21/2024

**FAILED INSPECTION NOTICE**

Chang Xiong Zuo  
1700 43Rd Ave  
San Francisco, CA 94122

Property:  
4382 NELSON DR  
RICHMOND, CA 94803-

PropID:  
Client ID: 16487

Dear Owner/Agent,

This letter is to inform you that your property at **4382 NELSON DR RICHMOND, CA 94803** failed the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/14/2024 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>
1.3	Living Room/Electrical Hazards 10/8 Need smoke detector in hallway.	O

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Residential Rental Inspections Program



10/21/2024

**FAILED INSPECTION NOTICE**

Gabriel J & Myrna V Gonzales  
15630 Hull Ct  
San Leandro, CA 94579-2718

Property:  
1240 PARKWAY DR  
RICHMOND, CA 94803-1254-

PropID:  
Client ID: 2578

Dear Owner/Agent,

This letter is to inform you that your property at **1240 PARKWAY DR RICHMOND, CA 94803-1254** **failed** the Housing Quality Standards (HQS) inspection on 10/08/2024.

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<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
2.1	Kitchen/Kitchen Area Present 10/8 Install GFI at kitchen sink upstairs and downstairs.	O
3.3	Bathroom/Electrical Hazards 10/8 Install GFI in both bathrooms upstairs.	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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10/21/2024

**FAILED INSPECTION NOTICE**

Tony & Kamaljit Chahal  
3695 Oak Creek Ct  
Walnut Creek, CA 94598

Property:  
3123 KEITH DR  
RICHMOND, CA 94803-1905-

PropID:  
Client ID: 12440

Dear Owner/Agent,

This letter is to inform you that your property at **3123 KEITH DR RICHMOND, CA 94803-1905** failed the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/14/2024 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>
2.3	Kitchen/Electrical Hazards 10/8 Need GFI near kitchen sink.	O

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10/21/2024

**FAILED INSPECTION NOTICE**

Charles J Paradis  
3037 Deseret Dr  
El Sobrante, CA 94803-2330

Property:  
3040 DESERET DR  
RICHMOND, CA 94803-2331-

PropID:  
Client ID: 10744

Dear Owner/Agent,

This letter is to inform you that your property at **3040 DESERET DR RICHMOND, CA 94803-2331** **failed** the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/15/2024 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>
1.3	Living Room/Electrical Hazards 10/8/24 Need GFI in kitchen near the sink.	O
3.3	Bathroom/Electrical Hazards 10/8 Install GFI in all three bathrooms.	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



10/21/2024

**FAILED INSPECTION NOTICE**

Them Kien Hoac  
5435 McBryde Ave  
Richmond, CA 94805-1142

Property:  
4906 SWEETWOOD DR  
RICHMOND, CA 94803-2523-

PropID:  
Client ID: 6203

Dear Owner/Agent,

This letter is to inform you that your property at **4906 SWEETWOOD DR RICHMOND, CA 94803-2523** **failed** the Housing Quality Standards (HQS) inspection on 10/08/2024.

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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 10/8 Need to repair or replace three back burners .	O

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Residential Rental Inspections Program





10/21/2024

**FAILED INSPECTION NOTICE**

Diana C Layseca  
28 Bassett St #226  
San Jose, CA 95110

Property:  
3794 VIA VERDI  
RICHMOND, CA 94803-2794-

PropID:  
Client ID: 16379

Dear Owner/Agent,

This letter is to inform you that your property at **3794 VIA VERDI RICHMOND, CA 94803-2794** failed the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/15/2024 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>
2.3	Kitchen/Electrical Hazards 10/8 No GFI near the kitchen sink. Repair.	O
1.4	Living Room/Security 10/8 Front door replace weather stripping.	O

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10/21/2024

**FAILED INSPECTION NOTICE**

Them Kien Hoac  
5435 McBryde Ave  
Richmond, CA 94805-1142

Property:  
5410 MCBRYDE AVE  
RICHMOND, CA 94805-1143-

PropID:  
Client ID: 6203

Dear Owner/Agent,

This letter is to inform you that your property at **5410 MCBRYDE AVE RICHMOND, CA 94805-1143** **failed** the Housing Quality Standards (HQS) inspection on 10/08/2024.

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<u>Area</u>	<u>REASON(S) FOR “FAIL” RATING AND OTHER COMMENTS</u>	<u>Tenant/Owner</u>
1.4	Living Room/Security 10//8 Weather stripping for front and side doors.	O

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10/21/2024

**FAILED INSPECTION NOTICE**

Ibrahim A Alazani  
1901 103Rd Ave  
Oakland, CA 94603-3323

Property:  
4509 JENKINS WAY  
RICHMOND, CA 94806-1743-

PropID:  
Client ID: 4435

Dear Owner/Agent,

This letter is to inform you that your property at **4509 JENKINS WAY RICHMOND, CA 94806-1743** **failed** the Housing Quality Standards (HQS) inspection on 10/08/2024.

**A re-inspection has been scheduled for 11/15/2024 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 10/8 Heater not working, repair.	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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