



11/12/2025

**FAILED INSPECTION NOTICE**

331 S 15TH ST  
RICHMOND, CA 94804-2511-

PropID:  
Client ID: 4232

Dear Current Resident,

This letter is to inform you that your property at **331 S 15TH ST RICHMOND, CA 94804-2511** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
4.5	Other Rooms/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.
4.3	Other Rooms/Electrical Hazards A missing and/or cracked coverplate presents an electrical hazard.
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions.
4.6	Other Rooms/Ceiling Condition Patch hole above window
3.13	Bathroom/Ventilation Clean excessive dust build up on vent fan
2.10	Kitchen/Stove or Range with Oven Install range hood vent screen
7.4	Heating and Plumbing/Water Heater Wtr. Htr. = Missing Pilot Light Cover.



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

222 S 23RD ST  
RICHMOND, CA 94804-2806-

PropID:  
Client ID: 1020

Dear Current Resident,

This letter is to inform you that your property at **222 S 23RD ST RICHMOND, CA 94804-2806** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
5.2	Secondary Rooms/Security Install striker plate on garage door frame
5.3	Secondary Rooms/Electrical Hazards Outlet at garage entry missing cover plate, install
8.4	General Health and Safety/Garbage and Debris Remove old water heater on side of unit

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



11/12/2025

**FAILED INSPECTION NOTICE**

350 S 29TH ST  
RICHMOND, CA 94804-2916-

PropID:  
Client ID: 7950

Dear Current Resident,

This letter is to inform you that your property at **350 S 29TH ST RICHMOND, CA 94804-2916** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
4.5	Other Rooms/Window Condition Move furniture blocking quick release for security bars
2.10	Kitchen/Stove or Range with Oven 1. Right rear burner inoperable, repair  2. Tenant to remove soiled foil on stove (fire hazard)
4.3	Other Rooms/Electrical Hazards No access to outlets for inspection, clear items to allow access



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

343 S 26TH ST  
RICHMOND, CA 94804-2957-

PropID:  
Client ID: 8700

Dear Current Resident,

This letter is to inform you that your property at **343 S 26TH ST RICHMOND, CA 94804-2957** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
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.
4.3	Other Rooms/Electrical Hazards No access to outlets for inspection, tenant to clear items to allow access for inspection
4.4	Other Rooms/Security Move furniture blocking access to door (fire exit)
8.4	General Health and Safety/Garbage and Debris Remove refrigerator from side of unit



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

3736 WALLER AVE  
RICHMOND, CA 94804-3329-

PropID:  
Client ID: 7685

Dear Current Resident,

This letter is to inform you that your property at **3736 WALLER AVE RICHMOND, CA 94804-3329** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair
8.6	General Health and Safety/Interior Stairs and Common Halls Common area smoke detector has low audible alert, replace
4.5	Other Rooms/Window Condition Move furniture blocking access to quick release for security bars
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions. REPLACE exceeds 10 year life span (2012)
2.10	Kitchen/Stove or Range with Oven Range hood vent screen missing, replace/install





11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

252 S 41ST ST  
RICHMOND, CA 94804-3336-

PropID:  
Client ID: 9664

Dear Current Resident,

This letter is to inform you that your property at **252 S 41ST ST RICHMOND, CA 94804-3336** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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.



11/12/2025

## FAILED INSPECTION NOTICE

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>
4.5	Other Rooms/Window Condition 1. Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.  2. Install quick release for security bars or remove bars
4.4	Other Rooms/Security Remove keyed lock from interior door.
4.3	Other Rooms/Electrical Hazards Three prong outlet not testing as designed, must be grounded or replaced with a GFCI. Lower level bedroom
3.12	Bathroom/Tub or Shower Resurface tub, rust present.
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.
2.3	Kitchen/Electrical Hazards Three prong outlet not testing as designed, must be grounded, replaced with a two-prong outlet or replaced with a GFCI. - outlet has hot/neutral reverse, repair
8.4	General Health and Safety/Garbage and Debris Remove refrigerator from yard

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



11/12/2025

**FAILED INSPECTION NOTICE**

4328 FLORIDA AVE  
RICHMOND, CA 94804-3435-

PropID:  
Client ID: 8993

Dear Current Resident,

This letter is to inform you that your property at **4328 FLORIDA AVE RICHMOND, CA 94804-3435** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
4.10 Other Rooms/Smoke Detectors	Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions. -Replace, exceeds 10 year life span
8.7 General Health and Safety/Other Interior Hazards	Carbon monoxide detector inoperable, replace as unit exceeds 10 year life span (2014)
3.12 Bathroom/Tub or Shower	Clean discoloration
7.1 Heating and Plumbing/Adequacy of Heating Equipment	Heater inoperable, repair
6.4 Building Exterior/Condition of Exterior Surfaces	Left side exterior dryer vent cover missing, replace
2.11 Kitchen/Refrigerator	Refrigerator Leakage Present. Refrigerator/Freezer does not maintain temperature.
2.10 Kitchen/Stove or Range with Oven	Clean grease splatter on stove and cabinetry above stove



11/12/2025

**FAILED INSPECTION NOTICE**

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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



11/12/2025

**FAILED INSPECTION NOTICE**

4520 WALL AVE  
RICHMOND, CA 94804-3458-

PropID:  
Client ID: 12266

Dear Current Resident,

This letter is to inform you that your property at **4520 WALL AVE RICHMOND, CA 94804-3458** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair
4.5	Other Rooms/Window Condition Move furniture blocking window
4.3	Other Rooms/Electrical Hazards Outlet by closet door missing cover plate, install
2.10	Kitchen/Stove or Range with Oven Range hood vent screen missing, install



11/12/2025

**FAILED INSPECTION NOTICE**

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Sincerely,

City of Richmond  
Residential Rental Inspections Program



11/12/2025

**FAILED INSPECTION NOTICE**

700 S 41ST ST  
RICHMOND, CA 94804-4304-

PropID:  
Client ID: 10041

Dear Current Resident,

This letter is to inform you that your property at **700 S 41ST ST RICHMOND, CA 94804-4304** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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.





11/12/2025

## FAILED INSPECTION NOTICE

Area	REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS
7.4	Heating and Plumbing/Water Heater Install proper discharge line. Discharge line connects to coping that isnt secure. Discharge line must be copper, galvanized steel or cpvc
2.3	Kitchen/Electrical Hazards GFCI left of stove inoperable, replace
2.5	Kitchen/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.
4.3	Other Rooms/Electrical Hazards Damaged outlet presents an electrical hazard. - replace damaged outlet behind door
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions.
4.6	Other Rooms/Ceiling Condition Clean discoloration on ceiling
4.5	Other Rooms/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit 1. Bathroom fixed wash basin or lavatory drain has a major leak.  2. Subfloor damaged from leak, repair
3.5	Bathroom/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.
3.12	Bathroom/Tub or Shower INOPERABLE, no running water. Repair
3.3	Bathroom/Electrical Hazards Install GFCI protected outlet by sink



11/12/2025

**FAILED INSPECTION NOTICE**

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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



11/12/2025

**FAILED INSPECTION NOTICE**

4549 BELL CT  
RICHMOND, CA 94804-4309-

PropID:  
Client ID: 7452

Dear Current Resident,

This letter is to inform you that your property at **4549 BELL CT RICHMOND, CA 94804-4309** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
8.7	General Health and Safety/Other Interior Hazards Replace damaged receptacle underneath dining room window
4.3	Other Rooms/Electrical Hazards Damaged outlet presents an electrical hazard. - outlet underneath window
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions.



11/12/2025

**FAILED INSPECTION NOTICE**

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Sincerely,

City of Richmond  
Residential Rental Inspections Program



11/12/2025

**FAILED INSPECTION NOTICE**

4501 POTRERO AVE  
RICHMOND, CA 94804-4318-

PropID:  
Client ID: 7623

Dear Current Resident,

This letter is to inform you that your property at **4501 POTRERO AVE RICHMOND, CA 94804-4318** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit Bath Toilet not secured properly to floor.
4.4	Other Rooms/Security Install striker plate on door frame
4.3	Other Rooms/Electrical Hazards Replace cracked receptacle underneath window
4.10	Other Rooms/Smoke Detectors Smoke detector is inoperable or missing. All units must have at least one operable smoke detector on each level. The smoke detector must be placed according to package instructions. - REPLACE, exceeds 10 year life span
4.5	Other Rooms/Window Condition Move furniture blocking window (fire exit)
5.2	Secondary Rooms/Security Replace missing molding on interior side of garage door



11/12/2025

**FAILED INSPECTION NOTICE**

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Sincerely,

City of Richmond  
Residential Rental Inspections Program



11/12/2025

**FAILED INSPECTION NOTICE**

555 S 47TH ST  
RICHMOND, CA 94804-4325-

PropID:  
Client ID: 7638

Dear Current Resident,

This letter is to inform you that your property at **555 S 47TH ST RICHMOND, CA 94804-4325** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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.



11/12/2025

**FAILED INSPECTION NOTICE**

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>
1.3	Living Room/Electrical Hazards Outlet ion right wall at entry missing cover plate, install
3.3	Bathroom/Electrical Hazards Install GFCI in 1/2 bathroom level 1
5.3	Secondary Rooms/Electrical Hazards Replace cracked receptacle in garage left of door
5.2	Secondary Rooms/Security Clear items (appliances) preventing garage door from opening as room is being used as a living quarter and that is the emergency exit
8.4	General Health and Safety/Garbage and Debris Remove old appliances and clutter in rear of unit in yard
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable, repair
4.3	Other Rooms/Electrical Hazards Three prong outlet not testing as designed, must be grounded or replaced with a GFCI.
4.5	Other Rooms/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.
3.5	Bathroom/Window Condition Units will be required to have screens on one exterior window per room, if the window is openable. The screens must be removable for egress in case of an emergency.
LEVEL 2	





11/12/2025

**FAILED INSPECTION NOTICE**

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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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



11/12/2025

**FAILED INSPECTION NOTICE**

901 S 46TH ST  
RICHMOND, CA 94804-4418-

PropID:  
Client ID: 9399

Dear Current Resident,

This letter is to inform you that your property at **901 S 46TH ST RICHMOND, CA 94804-4418** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
8.6	General Health and Safety/Interior Stairs and Common Halls Common area smoke detector to be replaced, exceeds 10 year life span (2011)
4.10	Other Rooms/Smoke Detectors Smoke detector is missing. All units must have at least one operable smoke detector in each bedroom and in a common area on each level.
3.12	Bathroom/Tub or Shower Shower head leaking level 2, tenant supplied shower head



11/12/2025

**FAILED INSPECTION NOTICE**

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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



11/12/2025

**FAILED INSPECTION NOTICE**

4722 POTRERO AVE  
RICHMOND, CA 94804-4443-

PropID:  
Client ID: 9763

Dear Current Resident,

This letter is to inform you that your property at **4722 POTRERO AVE RICHMOND, CA 94804-4443** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/17/2025 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>
4.5	Other Rooms/Window Condition Move furniture blocking window (fire exit)
4.3	Other Rooms/Electrical Hazards No access to outlets, tenant to clear items to allow access for inspection
8.6	General Health and Safety/Interior Stairs and Common Halls Common area smoke detector missing, replace
3.12	Bathroom/Tub or Shower Unable to inspect as tub full of tenants personal items
5.4	Secondary Rooms/Other Potential Hazardous Features Dining room window screen missing, replace
2.13	Kitchen/Space for Storage, Prep and Serving Cabinet door damaged right side of refrigerator, repair
2.12	Kitchen/Sink Dishwasher inoperable, repair



11/12/2025

**FAILED INSPECTION NOTICE**

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Sincerely,

City of Richmond  
Residential Rental Inspections Program



11/12/2025

**FAILED INSPECTION NOTICE**

2886 HILLTOP MALL RD  
RICHMOND, CA 94806-

PropID:  
Client ID: 7954

Dear Current Resident,

This letter is to inform you that your property at **2886 HILLTOP MALL RD RICHMOND, CA 94806** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
7.1	Heating and Plumbing/Adequacy of Heating Equipment fireplace inop - repair
4.4	Other Rooms/Security remove key door lock from bedroom door
3.12	Bathroom/Tub or Shower bedroom bathroom tub diverter missing

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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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



11/12/2025

**FAILED INSPECTION NOTICE**

713 BRADFORD DR  
RICHMOND, CA 94806-1716-

PropID:  
Client ID: 7669

Dear Current Resident,

This letter is to inform you that your property at **713 BRADFORD DR RICHMOND, CA 94806-1716** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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.



11/12/2025

**FAILED INSPECTION NOTICE**

<u>Area</u>	<u>REASON(S) FOR "FAIL" RATING AND OTHER COMMENTS</u>
8.7	General Health and Safety/Other Interior Hazards hallway smoke/Co detector missing
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit hallway faucet base loose - repair/replace
3.12	Bathroom/Tub or Shower caulking in tub very badly worn/discolored - repair/recaulk shower head leaking - repair /replace
4.4	Other Rooms/Security remove key door locks from all bedroom doors
7.1	Heating and Plumbing/Adequacy of Heating Equipment heater inop - repair/replace
4.10	Other Rooms/Smoke Detectors bedroom smoke detector missing/inop
2.10	Kitchen/Stove or Range with Oven hood range fan inop
2.13	Kitchen/Space for Storage, Prep and Serving cabinet drawer damaged - repair/replace
4.5	Other Rooms/Window Condition bedroom window broken - repair/replace - safety hazard
8.4	General Health and Safety/Garbage and Debris clear walkway on side of house of egress/items
7.2	Heating and Plumbing/Safety of Heating Equipment clear egress/items from blocking access to water heater

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





11/12/2025

**FAILED INSPECTION NOTICE**

4408 JENKINS WAY  
RICHMOND, CA 94806-1742-

PropID:  
Client ID: 12377

Dear Current Resident,

This letter is to inform you that your property at **4408 JENKINS WAY RICHMOND, CA 94806-1742** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
4.10	Other Rooms/Smoke Detectors bedroom smoke detector missing /inop
7.1	Heating and Plumbing/Adequacy of Heating Equipment heater inop - repair/replace
8.10	General Health and Safety/Site and Neighborhood Conditions back yard fence leaning not standing securely - repair/replace

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



11/12/2025

**FAILED INSPECTION NOTICE**

800 PHANOR DR  
RICHMOND, CA 94806-1773-

PropID:  
Client ID: 4232

Dear Current Resident,

This letter is to inform you that your property at **800 PHANOR DR RICHMOND, CA 94806-1773** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
4.4	Other Rooms/Security remove key door lock from bedroom door
7.1	Heating and Plumbing/Adequacy of Heating Equipment heater inop - repair/replace
8.10	General Health and Safety/Site and Neighborhood Conditions backyard has a large amounts of overgrowth cut/remove

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



11/12/2025

**FAILED INSPECTION NOTICE**

611 SUMMER LN  
RICHMOND, CA 94806-2194-

PropID:  
Client ID: 6497

Dear Current Resident,

This letter is to inform you that your property at **611 SUMMER LN RICHMOND, CA 94806-2194** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
7.2	Heating and Plumbing/Safety of Heating Equipment clear egress blocking access to water heater
8.7	General Health and Safety/Other Interior Hazards living room smoke detector missing/inop -repair/replace
3.4	Bathroom/Security 2nd fl bathroom door access from bedroom damaged - repair/replace
8.1	General Health and Safety/Access to Unit remove dead bolt from back door exit clear egress blocking exit door



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

2965 GILMA DR  
RICHMOND, CA 94806-2606-

PropID:  
Client ID: 10516

Dear Current Resident,

This letter is to inform you that your property at **2965 GILMA DR RICHMOND, CA 94806-2606** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
4.4	Other Rooms/Security remove key door lock from bedroom door
4.3	Other Rooms/Electrical Hazards light switch covers in both bedrooms damaged - replace
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit hallway toilet base loose - repair/replace
7.2	Heating and Plumbing/Safety of Heating Equipment clear egress around /blocking access to water heater
4.10	Other Rooms/Smoke Detectors garage used as bedroom needs a smoke detector
8.7	General Health and Safety/Other Interior Hazards living room CO detector missing
2.3	Kitchen/Electrical Hazards GFCI outlet missing



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

2984 MC KENZIE DR  
RICHMOND, CA 94806-2613-

PropID:  
Client ID: 3026

Dear Current Resident,

This letter is to inform you that your property at **2984 MC KENZIE DR RICHMOND, CA 94806-2613** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
3.3	Bathroom/Electrical Hazards GFCI outlet missing
3.13	Bathroom/Ventilation fan inop - repair/replace
2.3	Kitchen/Electrical Hazards GFCI outlet missing

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



11/12/2025

**FAILED INSPECTION NOTICE**

2804 SHANE DR  
RICHMOND, CA 94806-2621-

PropID:  
Client ID: 11582

Dear Current Resident,

This letter is to inform you that your property at **2804 SHANE DR RICHMOND, CA 94806-2621** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
8.7	General Health and Safety/Other Interior Hazards hallway smoke detector missing -repair/replace
3.12	Bathroom/Tub or Shower hallway shower handle not properly secure - repair/replace
2.10	Kitchen/Stove or Range with Oven all burners must self ignite - repair/replace
1.4	Living Room/Security patio door not locking properly - repair/replace





11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

2951 GOMER DR  
RICHMOND, CA 94806-2652-

PropID:  
Client ID: 7314

Dear Current Resident,

This letter is to inform you that your property at **2951 GOMER DR RICHMOND, CA 94806-2652** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
4.10	Other Rooms/Smoke Detectors bedroom smoke detector inop - repair/replace
4.4	Other Rooms/Security clear egress from blocking bedroom window
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit both toilet bases are loose - repair/replace
3.3	Bathroom/Electrical Hazards hallway GFCI outlet missing - repair/replace
7.2	Heating and Plumbing/Safety of Heating Equipment clear egress blocking access to water heater



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

3058 BIRMINGHAM DR  
RICHMOND, CA 94806-2668-

PropID:  
Client ID: 6109

Dear Current Resident,

This letter is to inform you that your property at **3058 BIRMINGHAM DR RICHMOND, CA 94806-2668** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
4.10	Other Rooms/Smoke Detectors bedroom smoke detector inop repair/replace
8.7	General Health and Safety/Other Interior Hazards clear egress/items blocking access to washroom door
5.3	Secondary Rooms/Electrical Hazards garage light switch not working properly has short - repair/replace

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



11/12/2025

**FAILED INSPECTION NOTICE**

2718 SHANE DR  
RICHMOND, CA 94806-3129-

PropID:  
Client ID: 9061

Dear Current Resident,

This letter is to inform you that your property at **2718 SHANE DR RICHMOND, CA 94806-3129** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
2.10	Kitchen/Stove or Range with Oven all burners must self ignite - repair/replace control panel damaged repair/replace

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



11/12/2025

**FAILED INSPECTION NOTICE**

6325 MONTE CRESTA AVE  
RICHMOND, CA 94806-4245-

PropID:  
Client ID: 1773

Dear Current Resident,

This letter is to inform you that your property at **6325 MONTE CRESTA AVE RICHMOND, CA 94806-4245** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
3.12 Bathroom/Tub or Shower	master bed shower H/C handle not secure - repair/replace
2.10 Kitchen/Stove or Range with Oven	burners must self ignite - repair/replace
2.3 Kitchen/Electrical Hazards	GFCI outlet missing
6.3 Building Exterior/Condition of Roof and Gutters	back of house gutters need to be cleaned out - repair/replace



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

1608 25TH ST  
RICHMOND, CA 94806-4516-

PropID:  
Client ID: 3317

Dear Current Resident,

This letter is to inform you that your property at **1608 25TH ST RICHMOND, CA 94806-4516** failed the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
8.10	General Health and Safety/Site and Neighborhood Conditions no visible address on front of house
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit toilet base loose - repair/replace
8.7	General Health and Safety/Other Interior Hazards Co detector inop - repair/replace
2.10	Kitchen/Stove or Range with Oven hood range light/fan cover not properly secure - reapiir/replace
2.4	Kitchen/Security clear egress/items blocking back door from opening fully
7.1	Heating and Plumbing/Adequacy of Heating Equipment top of heater not properly secured - repair/replace





11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

3675 S STONEGLEN  
RICHMOND, CA 94806-5261-

PropID:  
Client ID: 7378

Dear Current Resident,

This letter is to inform you that your property at **3675 S STONEGLEN RICHMOND, CA 94806-5261** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
1.8	Living Room/Floor Condition carpeting throughout unit worn - repair/replace
7.1	Heating and Plumbing/Adequacy of Heating Equipment heater inop - repair/replace
4.4	Other Rooms/Security remove key door lock from bedroom door
2.3	Kitchen/Electrical Hazards GFCI outlet missing
2.10	Kitchen/Stove or Range with Oven broiler inop - repair/replace hood range fan inop - repair/replace
2.12	Kitchen/Sink garbage disposal inop - repair/replace



11/12/2025

**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



11/12/2025

**FAILED INSPECTION NOTICE**

2545 GROVEVIEW DR  
RICHMOND, CA 94806-5701-

PropID:  
Client ID: 3034

Dear Current Resident,

This letter is to inform you that your property at **2545 GROVEVIEW DR RICHMOND, CA 94806-5701** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
8.7	General Health and Safety/Other Interior Hazards 1st fl Co detector missing
3.10	Bathroom/Flush Toilet in Enclosed Room in Unit toilet base loose - repair/replace

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



11/12/2025

**FAILED INSPECTION NOTICE**

3314 PARK RIDGE DR  
RICHMOND, CA 94806-5816-

PropID:  
Client ID: 8369

Dear Current Resident,

This letter is to inform you that your property at **3314 PARK RIDGE DR RICHMOND, CA 94806-5816** **failed** the Housing Quality Standards (HQS) inspection on 10/27/2025.

**A re-inspection has been scheduled for 12/19/2025 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>
4.4	Other Rooms/Security remove key locks from all bedroom doors
8.1	General Health and Safety/Access to Unit garage door not closing properly - repair/replace
8.6	General Health and Safety/Interior Stairs and Common Halls 2nd fl hallway smoke inop - repair/replace
3.11	Bathroom/Fixed Wash Basin or Lavatory in Unit master bedroom faucet base loose - repair/replace



11/12/2025

**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