



12/20/2022

**FAILED INSPECTION NOTICE**

Ou Feng  
Po Box 2872  
Martinez, CA 94553-7435

Property:  
508 ALAMO AVE Apt B  
RICHMOND, CA 94801-1977-

PropID:  
Client ID: 8646

Dear Owner/Agent,

This letter is to inform you that your property at **508 ALAMO AVE Apt B RICHMOND, CA 94801-1977** **failed** the Housing Quality Standards (HQS) inspection on 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
1.3	Living Room/Electrical Hazards Outlet right of heater has burnt receptacle, replace  Outlet right of front entry door has open ground, repair or replace with two prong receptacle	O
3.13	Bathroom/Ventilation Clean ventilation fan	T
3.12	Bathroom/Tub or Shower Tub diverter inoperable as tub runs at same time as shower, repair	O





12/20/2022

**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





12/20/2022

**FAILED INSPECTION NOTICE**

Marilyn Chan Leong Lee  
2626 Tuller Ave  
El Cerrito, CA 94530-1441

Property:  
656 35TH ST  
RICHMOND, CA 94805-1754-

PropID:  
Client ID: 4076

Dear Owner/Agent,

This letter is to inform you that your property at **656 35TH ST RICHMOND, CA 94805-1754** failed the Housing Quality Standards (HQS) inspection on 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
1.3	Living Room/Electrical Hazards Outlets have open grounds, repair or replace with two prong receptacles  outlet under window has cracked coverplate and receptacle, replace	O
4.3	Other Rooms/Electrical Hazards Outlets have open grounds, repair or replace with two prong receptacles	O
2.10	Kitchen/Stove or Range with Oven Clean excessive grease splatter on range hood vent screen (tenant)  Rear Left and Center burners not self lighting, repair	O





12/20/2022

## **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





12/20/2022

**FAILED INSPECTION NOTICE**

Howard Yanhao Wong  
49066 Rosette Grass Ter  
Fremont, CA 94806

Property:  
1320 SUMMER LN  
RICHMOND, CA 94806-2091-

PropID:  
Client ID: 1437

Dear Owner/Agent,

This letter is to inform you that your property at **1320 SUMMER LN RICHMOND, CA 94806-2091** **failed** the Housing Quality Standards (HQS) inspection on 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
8.6	General Health and Safety/Interior Stairs and Common Halls Carbon monoxide detectors inoperable level 1 & 2, repair or replace	O
2.11	Kitchen/Refrigerator Light inoperable, repair	O
2.10	Kitchen/Stove or Range with Oven Right rear burner not self lighting, repair	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





12/20/2022

**FAILED INSPECTION NOTICE**

Calvin D & Ethel S Jackson  
5108 Fallon Ave  
Richmond, CA 94804-4761

Property:  
3008 BIRMINGHAM DR  
RICHMOND, CA 94806-2633-

PropID:  
Client ID: 5998

Dear Owner/Agent,

This letter is to inform you that your property at **3008 BIRMINGHAM DR RICHMOND, CA 94806-2633** failed the Housing Quality Standards (HQS) inspection on 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
1.4	Living Room/Security 2x - common areas - smoke detectors- repair/replace	O
4.4	Other Rooms/Security Bedroom door lock - remove/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





12/20/2022

**FAILED INSPECTION NOTICE**

Chomthai & Jompeng Inprasueh  
1087 N Shelter Bay  
Hercules, CA 94547-2609

Property:  
1509 25TH ST  
RICHMOND, CA 94806-4513-

PropID:  
Client ID: 1362

Dear Owner/Agent,

This letter is to inform you that your property at **1509 25TH ST RICHMOND, CA 94806-4513** failed the Housing Quality Standards (HQS) inspection on 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
4.4	Other Rooms/Security Remove keyed entry lock	O
4.3	Other Rooms/Electrical Hazards Outlet on left wall from. entry has cracked/burnt receptacle, replace	T
4.5	Other Rooms/Window Condition Tenant to move furniture blocking access to window (fire exit)	T
2.11	Kitchen/Refrigerator Refrigerator/Freezer handles missing, repair or replace	T
7.1	Heating and Plumbing/Adequacy of Heating Equipment Heater inoperable	O
8.1	General Health and Safety/Access to Unit Front patio light inoperable, bulb removed, replace	T





12/20/2022

**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





12/20/2022

**FAILED INSPECTION NOTICE**

Gregory E Conrad  
885 Marlesta Rd  
Pinole, CA 94564

Property:  
1608 25TH ST  
RICHMOND, CA 94806-4516-

PropID:  
Client ID: 3317

Dear Owner/Agent,

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 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
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.

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





12/20/2022

**FAILED INSPECTION NOTICE**

Thor Hibbeler  
1910 Fell St  
San Francisco, CA 94117-1917

Property:  
3665 STONEGLEN SOUTH  
RICHMOND, CA 94806-5261-

PropID:  
Client ID: 3001

Dear Owner/Agent,

This letter is to inform you that your property at **3665 STONEGLEN SOUTH RICHMOND, CA 94806-5261** failed the Housing Quality Standards (HQS) inspection on 12/19/2022.

**A re-inspection has been scheduled for 01/23/2023 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>
4.3	Other Rooms/Electrical Hazards Outlet under window has cracked receptacle, replace	O
1.3	Living Room/Electrical Hazards Outlet in hallway leading to bedrooms has hot/neutral reverse, repair	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