



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 102
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 102 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 104
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 104 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 106
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 106 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 202
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 202 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 207
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 207 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 209
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 209 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 303
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 303 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 305
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 305 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 306
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 306 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 307
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 307 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 309
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 309 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 310
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 310 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 101
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 101 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 304
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 304 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 205
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 205 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Lillie Mae Jones Plaza Lp
Annette Howard
1825 San Pablo Ave
Oakland, CA 94610

Tenant:

9117 Resident
120 MACDONALD AVE Apt 308
RICHMOND, CA 94801--

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **120 MACDONALD AVE Apt 308 RICHMOND, CA 94801-**
passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at
this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1407 VISALIA AVE
RICHMOND, CA 94801-2377-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1407 VISALIA AVE RICHMOND, CA 94801-2377** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1411 VISALIA AVE
RICHMOND, CA 94801-2377-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1411 VISALIA AVE RICHMOND, CA 94801-2377** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1415 VISALIA AVE
RICHMOND, CA 94801-2377-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1415 VISALIA AVE RICHMOND, CA 94801-2377** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
CURRENT RESIDENT
1417 VISALIA AVE
RICHMOND, CA 94801-2377-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1417 VISALIA AVE RICHMOND, CA 94801-2377** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1419 VISALIA AVE
RICHMOND, CA 94801-2377-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1419 VISALIA AVE RICHMOND, CA 94801-2377** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
CURRENT RESIDENT
1604 VISALIA AVE
RICHMOND, CA 94801-2406-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1604 VISALIA AVE RICHMOND, CA 94801-2406** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1606 VISALIA AVE
RICHMOND, CA 94801-2406-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1606 VISALIA AVE RICHMOND, CA 94801-2406** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1608 VISALIA AVE
RICHMOND, CA 94801-2406-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1608 VISALIA AVE RICHMOND, CA 94801-2406** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
CURRENT RESIDENT
1616 VISALIA AVE
RICHMOND, CA 94801-2406-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1616 VISALIA AVE RICHMOND, CA 94801-2406** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
7664 Resident
1618 VISALIA AVE
RICHMOND, CA 94801-2406-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1618 VISALIA AVE RICHMOND, CA 94801-2406** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Acpcjc Llc
Schlatter Associates Inc
6559 Copperwood Circle
San Jose, CA 95120

Tenant:
3762 RESIDENT
4149 FRAN WAY
RICHMOND, CA 94803-1935-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **4149 FRAN WAY RICHMOND, CA 94803-1935** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Acpcjc Llc
Schlatter Associates Inc
6559 Copperwood Circle
San Jose, CA 95120

Tenant:
19519 Resident
4159 FRAN WAY
RICHMOND, CA 94803-1935-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **4159 FRAN WAY RICHMOND, CA 94803-1935** passed the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Eric B Meyers Trust
2801 Pinole Valley Rd Suite 210
Pinole, CA 94564

Tenant:
10131 Resident
4456 WHITECLIFF WAY
RICHMOND, CA 94803-2445-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **4456 WHITECLIFF WAY RICHMOND, CA 94803-2445** **passed** the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program



PASSED INSPECTION NOTICE

7/22/2025

Salter M Teresita
1340 Big Plum Dr
Sebastopol, CA 95472-5601

Tenant:
2060 Resident
5121 RAIN CLOUD DR
RICHMOND, CA 94803-2618-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **5121 RAIN CLOUD DR RICHMOND, CA 94803-2618** **passed** the Housing Quality Standards (HQS) inspection on July 15, 2025. No additional inspections are required at this time.

If you have any questions, please call **510-690-8261**.

Sincerely,

City of Richmond
Residential Rental Inspections Program