



## PASSED INSPECTION NOTICE

12/15/2025

Arlington Investment Co  
1521 5Th St  
Berkeley, CA 94710-1712

Tenant:  
9831  
751 20TH ST  
RICHMOND, CA 94801-2505-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **751 20TH ST RICHMOND, CA 94801-2505** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Paul C Allen  
2346 Mono Ave  
El Cerrito, CA 94530-1646

Tenant:  
8299 Resident  
506 18TH ST  
RICHMOND, CA 94801-2814-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **506 18TH ST RICHMOND, CA 94801-2814** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Yaowu Liu  
5600 Alta Punta Ave  
El Cerrito, CA 94530

Tenant:  
2900 Resident  
221 17TH ST  
RICHMOND, CA 94801-3216-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **221 17TH ST RICHMOND, CA 94801-3216** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Jay & Yvonne T Zhuge  
803 Skycrest Dr  
San Bruno, CA 94066-3749

Tenant:  
12930 Resident  
326 VILLAGE LN  
RICHMOND, CA 94801-3260-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **326 VILLAGE LN RICHMOND, CA 94801-3260** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Jose J & Maria C Perez  
2872 Hilltop Mall Rd  
San Pablo, CA 94806-2100

Tenant:  
10780 Resident  
2127 BURBECK AVE  
RICHMOND, CA 94801-3338-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **2127 BURBECK AVE RICHMOND, CA 94801-3338** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Shall Key & Annie Du Chan  
764 Larchmont Drive  
Daly City, CA 94015

Tenant:  
9015  
661 22ND ST  
RICHMOND, CA 94801-3371-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **661 22ND ST RICHMOND, CA 94801-3371** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Stanley X & Anita H Chan  
55 Franciscan Dr  
Daly City, CA 94014

Tenant:  
9981  
138 16TH ST  
RICHMOND, CA 94801-3608-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **138 16TH ST RICHMOND, CA 94801-3608** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Jian Yuan Liang  
2431 20Th Ave  
San Francisco, CA 94116

Tenant:  
9482  
1626 BISSELL AVE  
RICHMOND, CA 94801-3632-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **1626 BISSELL AVE RICHMOND, CA 94801-3632** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Don Mill  
877 Ocean Ave  
Richmond, CA 94801-3735

Tenant:  
7177 Resident  
917 WESTERN DR  
RICHMOND, CA 94801-3765-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **917 WESTERN DR RICHMOND, CA 94801-3765** passed the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
Resident 5346  
3171 GARRITY WAY Apt 612  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3171 GARRITY WAY Apt 612 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3171 GARRITY WAY Apt 625  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3171 GARRITY WAY Apt 625 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3171 GARRITY WAY Apt 628  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3171 GARRITY WAY Apt 628 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3171 GARRITY WAY Apt 632  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3171 GARRITY WAY Apt 632 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
Resident 5346  
3175 GARRITY WAY Apt 512  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 512 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 516  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 516 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 518  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 518 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 525  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 525 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 528  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 528 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 532  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 532 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 535  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 535 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3175 GARRITY WAY Apt 537  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3175 GARRITY WAY Apt 537 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
Resident 5346  
3178 GARRITY WAY Apt 412  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 412 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3178 GARRITY WAY Apt 416  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 416 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
Resident 5346  
3178 GARRITY WAY Apt 422  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 422 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3178 GARRITY WAY Apt 424  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 424 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3178 GARRITY WAY Apt 428  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 428 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3178 GARRITY WAY Apt 432  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 432 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
15298 Resident  
3178 GARRITY WAY Apt 433  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 433 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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

12/15/2025

Bre Piper Mf Tides Ca Llc  
3185 Garrity Way  
Richmond, CA 94806

Tenant:  
Resident 5346  
3178 GARRITY WAY Apt 434  
RICHMOND, CA 94806-5869-

PropID

Dear Owner/Agent,

This letter is to inform you that your property at **3178 GARRITY WAY Apt 434 RICHMOND, CA 94806-5869** **passed** the Housing Quality Standards (HQS) inspection on December 12, 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