

From: RHATCHER@COMPTONCITY.ORG
Sent: 12/09/2025 - 04:29 PM
To: Dzaidrealestate@gmail.com
CC:
Subject: Pre-Sale Inspection Report

City of Compton Pre-Sale Inspection Report

From: Ricky Hatcher
Date: December 09, 2025
Permit #: BPS25-000401
Address: 1701 N PAULSEN AVE

1. -ITEMS LISTED BELOW MAY REQUIRE A PERMIT BEFORE WORK CAN BE PERFORMED

EXTERIOR:

- Remove trash and debris away from the property.
- Cut tall grass; trim trees; vegetation away from building.
- Weather protection (paint) has deteriorated.
- Repair or replace dry-rot: Garage (-Building permit required)
- Repair or replace broken window(s). (-Building permit required if replacing entire window not just the glass)
- Obtain necessary approvals and permits for:
 - [x] Electrical
 - [x] Plumbing
 - [x] Mechanical
 - [x] Other-Open permit :B10-1751, Re Roof, Security bar removal (-Building permit required for all listed)
- Finish grade must slope away from the structure (min. 2%)

ELECTRICAL:

- -Please connect the grounding system to the main water line entering the home (-Electrical permit required)
- Provide minimum clearance in front of panel(s) (30" x 36")
- Label ALL circuit breakers
- Install Ground Fault Circuit Interrupter (GFCI) protection, or if GFCI receptacles are not working properly.
 - [x] Kitchen counter-top areas, Bar area, Under kitchen sink (-Electrical permit required)
 - [x] Garage (-Electrical permit required)
- Install smoke detectors in ALL sleeping rooms, each level and centrally located in the hallway.
- Install carbon monoxide detectors centrally located in the hallway and on each level if there is a fuel burning appliance located inside of the home. and if there is a garage attached to the home.
- Replace or install new light fixture cover(s)
- Repair and/or replace circuit breaker(s) (-Electrical permit required)
- ANY electrical repairs and/or work MUST be done by a California licensed contractor or a qualified electrical journeyman.

WATER HEATER:

- Pressure relief drain line MUST extend outside of the building or to an APPROVED location. (-Plumbing permit required)
- Other-Please install new water supply lines for the water heater (-Plumbing permit required)
 - Please install sediment trap for water heater (-Plumbing permit required)
 - Please bond hot/cold/gas lines for water heater (-Plumbing permit required)

PLUMBING: