

Inspection Details



Total Score : **1850/2100 (88%)**

Property Name : **40 - Cantada**

Reference Number : **INS-3430**

Last Inspected Time : **2/4/2025 11:15 AM**

Address : **1893 Ribera Dr, Oxnard - 93030, California, United States**

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
1	General Site Maintenance - Amenities	Completed	UNNACC EPTABLE	50/100(50%)	Check all amenities . (Benches , bbqs, kiosks). Clean as necessary. Report deficiencies to District representative.	Jose Sanchez	2/4/2025 10:52 AM	NA

Notes: Damaged fence panel recommended for replacement. Electrical box is rusted from the base. Recommended for replacement.

After Image:

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
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#	Task Name	Status	Respon se	Score(%)	Task Descripti on	Inspecte d By	Inspecte d Date	Price
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#	Task Name	Status	Respon se	Score(%)	Task Descripti on	Inspecte d By	Inspecte d Date	Price
2	General Site Maintenance - Graffiti	Complete	UNNACC EPTABLE	50/100(50%)	Remove all graffiti as necessary. Report to District representative if out of scope.	Jose Sanchez	2/4/2025 10:57 AM	NA

Notes: Please have contractor remove all graffiti from the property.

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After Image:



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#	Task Name	Status	Respon se	Score(%)	Task Descripti on	Inspecte d By	Inspecte d Date	Price
3	Planters - Plant material	Complete d	UNNACC EPTABL E	50/100(50 %)	Inspect of degrading or missing plant material. Monitor and treat for pests.	Jose Sanchez	2/4/2025 10:45 AM	NA

Notes: Dead plant material needs to be removed by contractor.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
4	Irrigation - Run-Off	Completed	UNNACC EPTABLE	50/100(50%)	Inspect areas of service for water run-off. Repair and replace irrigation when necessary.	Jose Sanchez	2/4/2025 10:33 AM	NA

Notes: Possible lateral break on station two on greenbelt across Socorro Dr. needs to be repaired.

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After Image:



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5	Trees - Sidewalks /Streets	Completed	UNNACC EPTABLE	50/100(50%)	Inspect areas of service to ensure trees are not encroaching on right of ways.	Jose Sanchez	2/4/2025 11:13 AM	NA

Notes: Asphalt needs to be repaired by street department.

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After Image:



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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
6	Turf - Mowing	Completed	ACCEPTABLE	100/100(100%)	Mow turf areas as scheduled.	Jose Sanchez	2/4/2025 10:35 AM	NA

Notes: Mowing has been completed.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
7	Turf - Edging	Completed	ACCEPTABLE	100/100(100%)	Edge all turf areas as scheduled.	Jose Sanchez	2/4/2025 10:35 AM	NA

Notes: Edging has been completed.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
8	Turf - String Trim	Completed	ACCEPTABLE	100/100(100%)	String trim areas as scheduled. (Valve boxes, posts, buildings, bbq).	Jose Sanchez	2/4/2025 10:59 AM	NA

Notes: String trim has been completed.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
9	Turf - Low Spots	Completed	ACCEPTABLE	100/100(100%)	Check all turf areas for low spots. Fill with topper as needed.	Jose Sanchez	2/4/2025 10:47 AM	NA

Notes: There are no visible low spots.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
10	Turf - Bare spots	Completed	ACCEPTABLE	100/100(100%)	Check all turf areas for bare spots. Add topper and seed as necessary. Ensure we have irrigation coverage.	Jose Sanchez	2/4/2025 10:47 AM	NA

Notes: There are no visible bare areas.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
11	General Site Maintenance - Litter and Trash removal	Completed	ACCEPTABLE	100/100(100%)	Empty trash cans and collect litter as needed.	Jose Sanchez	2/4/2025 10:47 AM	NA

Notes: Trash and litter has been completed.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
12	General Site Maintenance - Debris control	Completed	ACCEPTABLE	100/100(100%)	Remove any debris throughout parks and right of ways.	Jose Sanchez	2/4/2025 10:59 AM	NA

Notes: All debris has been completed.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
13	General Site Maintenance - Blowing hardscape	Completed	ACCEPTABLE	100/100(100%)	Blow off all hardscapes as needed. (Restrooms, sports courts, playgrounds, picnic areas, walkways).	Jose Sanchez	2/4/2025 10:48 AM	NA

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Notes: Blowing has been completed.

After Image:



#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
14	Planters - Shrub pruning	Completed	ACCEPTABLE	100/100(100%)	Prune all shrubs and planter areas as scheduled.	Jose Sanchez	2/4/2025 10:48 AM	NA

Notes: Shrubs have been trimmed to standard size.

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After Image:



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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
15	Planters - Weed control	Completed	ACCEPTABLE	100/100(100%)	Remove and control all weeds in planter areas.	Jose Sanchez	2/4/2025 10:49 AM	NA

Notes: Weeds have been completed.

After Image:

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#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
16	Irrigation - Scheduling	Completed	ACCEPTABLE	100/100(100%)	Monitor and adjust all irrigation. Adjust as necessary.	Jose Sanchez	2/4/2025 10:59 AM	NA

Notes: Irrigation scheduling is acceptable.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
17	Irrigation - Coverage	Completed	ACCEPTABLE	100/100(100%)	Ensure proper sprinkler coverage throughout turf and planter areas.	Jose Sanchez	2/4/2025 10:35 AM	NA

Notes: Irrigation coverage is acceptable.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
18	Irrigation - Wet spots	Completed	ACCEPTABLE	100/100(100%)	Inspect areas of service for wet spots in turf and planters. Adjust and repair irrigation as needed.	Jose Sanchez	2/4/2025 10:59 AM	NA

Notes: There are no visible wet spots.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
19	Irrigation - Valve boxes	Completed	ACCEPTABLE	100/100(100%)	Inspect areas of service for broken or missing valve box lids.	Jose Sanchez	2/4/2025 10:59 AM	NA

Notes: Valve boxes are acceptable.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
20	Trees - Down and broken branches	Completed	ACCEPTABLE	100/100(100%)	Removed down and broken branches.	Jose Sanchez	2/4/2025 10:58 AM	NA

Notes: There are no downed trees or branches.

#	Task Name	Status	Response	Score(%)	Task Description	Inspected By	Inspected Date	Price
21	Trees - Weed control	Completed	ACCEPTABLE	100/100(100%)	Inspect tree wells for weeds. Remove and treat as needed.	Jose Sanchez	2/4/2025 10:58 AM	NA

Notes: The tree will weed control is completed.

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