

County of Santa Clara

Department of Environmental Health

Consumer Protection Division

1555 Berger Drive, Suite 300, San Jose, CA 95112-2716

Phone (408) 918-3400 www.ehinfo.org

- No Placard Color



OFFICIAL INSPECTION REPORT

Facility FA0204833 - UME TEA	Site Address 421 CALIFORNIA AV, PALO ALTO, CA 94306	Inspection Date 08/19/2026
Program PR0302835 - FOOD PREP / FOOD SVC OP 0-5 EMPLOYEES RC 2 - FP10	Owner Name UME PALO ALTO INC	Inspection Time 13:00 - 13:50
Inspected By JOSHUA LUCES	Inspection Type FOLLOW-UP INSPECTION	Consent By JUN WEI

Placard Color & Score

N/A
N/A

Comments and Observations

Major Violations

N/A

Minor Violations

Cited On: 08/19/2026

K48 - 2 Points - Plan review unapproved; 114380

Inspector Observations: *The impounded, unapproved milk tea dispenser and refrigeration without sanitation certification were not apart of the original approved permit evaluation were removed from this facility and replaced with:*

Follow-up By
08/28/2026

Westlake KSR-48BM1 reach in refrigeration unit
Zeeway NCJ-C5.0-07-B42R22 tea dispensing unit.

The originally approved permit evaluation on 11/23/21 included manually activated tea dispensers only (4 x BUNN TDO-N-3.5)

[CA] Submittal to plan check will be required. Submit plans and specifications for review and shall receive plan approval prior to starting any new construction or remodeling. Contact DEH at 408-918-3400 or at www.ehinfo.org to obtain plan check requirements.

Measured Observations

N/A

Overall Comments:

On this date, the two impounded tea dispenser and refrigeration units were removed from this facility without notification to this agency and replaced with commercial units. Refer to violation K48 for details.

Due to the change of originally approved equipment without authorization of this agency plan, submission to plan check department is required.

This was conducted as a second re-inspection following the 7/14/26 routine inspection and 7/15/26 re-inspection. This will be a charged inspection.

Subsequent follow-up inspection after first follow-up shall be billed \$282/hour, minimum one hour, during normal business hours (Monday - Friday, 7:30 AM to 4:30 PM), and \$645 for a minimum of two hours, during non-business hours, and upon inspector availability.

When required to determine compliance, a single reinspection will be conducted without additional charge. If subsequent reinspections are required, an hourly fee (minimum one hour) at the current rate approved by the Board of Supervisors will be assessed for each and every reinspection until the necessary changes or corrections are made. Unless otherwise noted by the inspector, all violations are to be corrected no later than **9/2/2026**. Any major change in menu or any change in ownership must have prior approval by this Department. This may require structural and/or equipment changes or remodeling to accommodate new operations.

OFFICIAL INSPECTION REPORT

Facility FA0204833 - UME TEA	Site Address 421 CALIFORNIA AV, PALO ALTO, CA 94306	Inspection Date 08/19/2026
Program PR0302835 - FOOD PREP / FOOD SVC OP 0-5 EMPLOYEES RC 2 - FP10	Owner Name UME PALO ALTO INC	Inspection Time 13:00 - 13:50

Legend:

[CA]	Corrective Action
[COS]	Corrected on Site
[N]	Needs Improvement
[NA]	Not Applicable
[NO]	Not Observed
[PBI]	Performance-based Inspection
[PHF]	Potentially Hazardous Food
[PIC]	Person in Charge
[PPM]	Part per Million
[S]	Satisfactory
[SA]	Suitable Alternative
[TPHC]	Time as a Public Health Control



Received By: Yuhao Shi
Manager
Signed On: August 19, 2026