

**ORDER OF AN EXECUTIVE OFFICER
CLOSED FOR TENANT ACCOMMODATION PURPOSES
ORDER TO VACATE ON OR BEFORE July 10, 2026**

To: Sanjay Chudasama
"the Owner"

And To: All Occupant(s) of the following Housing premises:

RE: Those housing premises located in Wetaskiwin, Alberta and municipally described as:
3808D 54 Street

I, an **Executive Officer** of **Alberta Health Services**, have inspected the above noted premises pursuant to the provisions of the **Public Health Act**, RSA 2000, c. P-37, as amended;

By virtue of the violations noted below, the above noted premises are hereby declared to be **Closed for Tenant Accommodation Purposes**.

I hereby **ORDER** and **DIRECT**:

1. That all occupants vacate the above noted premises.
2. That the Owner(s) ensure all Occupants vacate the above noted premises on or before July 10, 2026.
3. That the Owner(s) immediately undertake and diligently pursue the completion of the following work in and about the above noted premises, namely:
 - a. The elimination of the cockroach infestation in the rental unit by a certified pest control specialist.
 - b. The bedroom windows be capable of opening and closing for the purposes of emergency egress.
 - c. The windows be made securable against unauthorized entry.
 - d. The basement window be repaired or replaced and maintained in a weatherproof condition.
4. That until such time as the work referred to above is completed to the satisfaction of an Executive Officer of Alberta Health Services; the above noted premises shall remain closed for tenant accommodation purposes and secured from unauthorized entry.

These required actions are necessary given the presence of the following conditions identified during inspection which are or may become injurious or dangerous to the public health or which might hinder in any manner the prevention or suppression of disease, in contravention of the Public Health Act, namely:

- a. A substantial infestation of german cockroaches containing all life stages, was identified throughout the rental.

- b. The main bedroom window is in a state of disrepair that makes it difficult to easily open for emergency egress purposes.
- c. Windows throughout the rental are no longer capable of being properly secured against unauthorized entry due to missing latches or damaged window handles.
- d. The basement window facing the rear of the property was noted to be cracked and no longer weatherproof.

These observed public health nuisance conditions identified during inspection are violations of the Housing Regulation, Alberta Regulation 173/99, and the Minimum Housing and Health Standards, namely:

- a. A substantial infestation of german cockroaches containing all life stages, was identified throughout the rental. This contravenes section 16(a)(i-iii) of the Minimum Housing and Health Standards, which states that: "The owner shall ensure that the housing premises are free of insect and rodent infestations. (i) all situations requiring the application of pesticides shall be conducted in accordance with the Environmental Protection and Enhancement Act and regulation; and (ii) whenever a pesticide is applied in a dwelling, the occupant shall be notified in accordance with the latest edition of the Environmental Code of Practice for Pesticides published by Alberta Environmental Protection. (iii) it is the occupant's responsibility to allow access in accordance to the Residential Tenancy Act to do whatever is necessary to ensure the dwelling unit is ready for pesticide application."
- b. The main bedroom window is in a state of disrepair that makes it difficult to easily open for emergency egress purposes. This contravenes section 3(b)(i) of the Minimum Housing and Health Standards, which states that: "For buildings of 3 stories or less and except where a bedroom door provides access directly to the exterior or the suite is sprinklered, each bedroom shall have at least one outside window which may be opened from the inside without the use of tools or special knowledge."
- c. Windows throughout the rental are no longer capable of being properly secured against unauthorized entry due to missing latches or damaged window handles. This contravenes section 3(a) of the Minimum Housing and Health Standards, which states that: "Exterior windows and doors shall be capable of being secured."
- d. The basement window facing the rear of the property was noted to be cracked and no longer weatherproof. This contravenes section 3(b)(i) of the Minimum Housing and Health Standards, which states that: "All windows and exterior doors shall be; maintained in good repair, free of cracks and weatherproof."

The above conditions were noted at the time of inspection and may not necessarily reflect all deficiencies. You are advised that further work may be required to ensure full compliance with the Public Health Act and regulations, or to prevent a public health nuisance.

DATED at Wetaskiwin, Alberta, July 15, 2026
Confirmation of a verbal order issued to Sanjay Chudasama on July 10, 2026.

Executive Officer
Environmental Health Officer

If you have any questions regarding the order, contact Environmental Public Health at 1-833-476-4743 or
<https://www.albertahealthservices.ca/eph/eph.aspx>

You have the right to appeal

A person who is directly affected by a decision may appeal the decision by submitting a Notice of Appeal form within ten (10) days after receiving the order to:

Public Health Appeal Board
c/o Central Reception
Main Floor, ATB Place North Tower
10025 Jasper Avenue NW
Edmonton, Alberta, T5J 1S6
Phone: 780-222-5186
Fax: 780-422-0914
Email: HealthAppealBoard@gov.ab.ca
Website: <https://www.alberta.ca/public-health-appeal-board.aspx>

A Notice of Appeal form may be obtained by contacting the Public Health Appeal Board or visiting their website.

Health Legislation, Regulations and Standards

Electronic versions of the Public Health Act and Regulations are available at the Alberta King's Printer Bookstore 10611 - 98 Avenue, Main Floor, Park Plaza, Edmonton, Alberta, T5K 2P7 or
<https://www.alberta.ca/alberta-kings-printer.aspx>.

Health Legislation and regulations are available for purchase. Please contact Alberta King's Printer Bookstore 10611 - 98 Avenue, Main Floor, Park Plaza, Edmonton, Alberta, T5K 2P7 or <https://www.alberta.ca/alberta-kings-printer.aspx>.

Copies of standards are available by visiting: <https://www.alberta.ca/health-standards-and-guidelines.aspx>

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