

ORDER OF AN EXECUTIVE OFFICER CLOSED FOR TENANT ACCOMMODATION PURPOSES ORDER TO VACATE

To: Terry Lee Wright
"the Owner"

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

RE: Those housing premises located in Rimbey, Alberta and municipally described as:
4515 Eastview Crescent.

WHEREAS 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;

AND WHEREAS such inspection disclosed that the following conditions exist in and about the above noted premises 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 and Nuisance and General Sanitation Regulation, Alberta Regulation 243/2003 namely:

- a. Evidence of rodent activity such as mice droppings has been observed in the rental accommodation, specifically in areas such as the kitchen and bedroom space.
- b. The windows and exterior doors throughout the rental property, including those in the living room, bedrooms, and the kitchen sliding door, are not in good condition and cannot be properly secured or locked.
- c. The entrance door of the addition to the rental property presents a considerable gap at the threshold.
- d. There are no eavestroughs installed on the west side of the rental property.
- e. There are no guardrails installed on the east side of the rental property by the entrance steps.
- f. In the additional section of the rental property, there are significant gaps at the wall and floor joints.
- g. In the additional section of the rental property, the power strip connected to the electrical outlet is in poor condition, as it is currently being secured to the wall with duct tape.

AND WHEREAS such inspection disclosed that the following breaches of the Public Health Act and the Housing Regulation, Alberta Regulation 173/99, and the Minimum Housing and Health Standards exist in and about the above noted premises, namely:

- a. Evidence of rodent activity such as mice droppings has been observed in the rental accommodation, specifically in areas such as the kitchen and bedroom space. This is in contravention of Section 16(a) of the Minimum Housing and Health Standards which states "The owner shall ensure that the housing premises are free of insect and rodent infestations."
- b. The windows and exterior doors throughout the rental property, including those in the living room, bedrooms, and the kitchen sliding door, are not in good condition and cannot

- be properly secured or locked. This is in contravention of Section 3(a) of the Minimum Housing and Health Standards which states “Exterior windows and doors shall be capable of being secured.”
- c. The entrance door of the addition to the rental property presents a considerable gap at the threshold. This is in contravention of Section 2(b)(i) of the Minimum Housing and Health Standards which states “All windows and exterior doors shall be; maintained in good repair, free of cracks and weatherproof.”
 - d. There are no eavestroughs installed on the west side of the rental property. This is in contravention of Section 2(a) of the Minimum Housing and Health Standards which states “The roof and exterior cladding of walls shall be maintained in a waterproof, windproof and weatherproof condition.”
 - e. There are no guardrails installed on the east side of the rental property by the entrance steps. This is in contravention of Section 3(c)(i) of the Minimum Housing and Health Standards which states “Inside or outside stairs or porches including all treads, risers, supporting structural members, handrails, guards and balconies, shall be maintained in good repair and shall comply with the requirements of the Alberta Building Code or a Professional Engineer design.”
 - f. In the additional section of the rental property, there are significant gaps at the wall and floor joints. This is in contravention of Section 5 of the Minimum Housing and Health Standards which states “All walls, windows, ceilings, floors, and floor coverings shall be maintained in good repair, free of cracks, holes, loose or lifting coverings and in a condition that renders it easy to clean.”
 - g. In the additional section of the rental property, the power strip connected to the electrical outlet is in poor condition, as it is currently being secured to the wall with duct tape. This is in contravention of Section 11 of the Minimum Housing and Health Standards which states “Every housing premises shall be supplied with electrical service. Outlets, switches and fixtures shall be properly installed and shall be maintained in a good and safe working condition.”

AND WHEREAS, by virtue of the foregoing, the above noted premises are hereby declared to be **Closed for Tenant Accommodation Purposes**.

NOW THEREFORE, I hereby **ORDER** and **DIRECT**:

- 1. That the occupants vacate the above noted premises on or before September 1, 2025.
- 2. That the Owner immediately undertake and diligently pursue the completion of the following work in and about the above noted premises, namely:
 - a. Necessary measures be promptly taken to successfully remedy and fully eliminate the rodent infestation within the rental dwelling.
 - b. Ensure that all windows and exterior doors throughout the rental property are in proper working order and can be securely fastened.
 - c. Ensure that the entrance door on the additional side of the rental property has no gap and is properly sealed.
 - d. Ensure that eavestroughs are installed on the west side of the building.
 - e. Ensure that guardrails are installed along the landing by the east side entrance steps.
 - f. Ensure that any gaps along the wall and floor joints in the additional section of the rental property are eliminated.

- g. Ensure that all electrical outlets and their covers are in good condition.
3. 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.

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 Ponoka, Alberta, August 1, 2025.
Confirmation of a verbal order issued to Terry Lee Wright on July 28, 2025.

Executive Officer
Environmental Health Officer

You have the right to appeal

A person who a) is directly affected by a decision of a Regional Health Authority, and
 b) feels himself aggrieved by the 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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