

ORDER OF AN EXECUTIVE OFFICER

To: Robert Selby Lila Stamp
 "the Owner" "the Owner"

RE: Those housing premises located in Edmonton, Alberta and municipally described as:

1007 West Mount Crescent NW Edmonton, AB T5S 2B4

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, namely:

- a. The window in the bedroom was too small to meet emergency egress requirements. The openable area of the window measured 2.9 feet squared.
- b. There was evidence of an ongoing mouse infestation within the home. Droppings were observed within the kitchen cupboards.
- c. The front door, side door, kitchen window, and living room window were not capable of forming a weatherproof seal with the surrounding frames.

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. The window in the bedroom was too small to meet emergency egress requirements. The openable area of the window measured 2.9 feet squared. This is in contravention of Section 3(b)(i) and 3(b)(ii) of the Minimum Housing and Health Standards, which states that "(i) For buildings of 3 storeys 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. (ii) Windows referred to in section 3(b)(i) shall provide unobstructed openings with areas not less than 0.35 m² (3.8ft²), with no dimension less than 380 mm (15")."
- b. There was evidence of an ongoing mouse infestation within the home. Droppings were observed within the kitchen cupboards. This is in contravention of Section 16(a) 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".
- c. The front door, side door, and living room window were not capable of forming a weatherproof seal with the surrounding frames. This is in contravention of Section 2(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."
- d. The outlet cover for the washing machine receptacle was in disrepair. This is in contravention of Section 11 of the Minimum Housing and Health Standards, which states that "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.”

- e. The following finishes were damaged: the trim around the interior of the bathroom door (which was water damaged), the wall above the door frame in the bathroom (which was cracked), the interior flooring directly in front of the front door (which was spongy when stepped on). This is in contravention of Section 5 of the Minimum Housing and Health Standards, which states that “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. (a) Rooms containing a flush toilet and/or a bathtub or shower shall have walls and floors that are smooth, non-absorbent to moisture and easy to clean. All walls shall form a watertight joint with each other, the floor, the ceiling and where applicable with the bathtub or shower. (b) Rooms and sections of rooms that are used for food preparation and cooking shall have walls and floors constructed of materials which do not provide harbourage to dirt, grease, vermin and bacteria and that are easily kept clean.”

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

1. That the Owner immediately undertake and diligently pursue the completion of the following work in and about the above noted premises, namely:
 - a. Replace the bedroom window to ensure it can provide an unobstructed openable area of at least 3.8 ft² (with no dimension less than 15 inches).
 - b. Hire the services of a licensed pest control professional to treat the mouse infestation in the home. Retain the services of the professional until such time as they provide written documentation the infestation has been removed. Provide copies of any reports generated by the licensed pest control professional to Alberta Health Services (AHS) Environmental Public Health (EPH).
 - c. Repair the front door, side door, kitchen window, and living room window (and any related components) to ensure they form a tight seal with the surrounding frame.
 - d. Replace the outlet cover for the washing machine.
 - e. Repair/replace the following finishes: the trim around the interior of the bathroom door, the wall above the door frame in the bathroom, and the floor adjacent to the front door. Ensure any rotted building materials are removed and replaced.
2. The work referred to in paragraph 1 shall be completed by May 16, 2025.

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 Edmonton, Alberta, April 10, 2025.

Confirmation of a verbal order issued to Lila Stamp on April 10, 2025.

Executive Officer
Alberta Health Services

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>