

## **ORDER OF AN EXECUTIVE OFFICER**

**To:** Vuong Van Tai Holding INC.                      Van Vuong  
          "the Owner"    "the Owner"

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

                                    Common - 10603 107 Avenue NW Edmonton, AB T5H 0W4

**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 emergency exit door on the west side of the building was not secured. The door was easily opened from the exterior by pulling on the metal bracket installed in the upper right corner.
- b. The door leading from the front foyer into the stairwell was badly damaged and no longer closed properly.
- c. The access hatch to the roof was not secured. The lock for the hatch was present, but the hatch was open and accessible at the time of inspection.
- d. The common areas of the facility were not maintained in a clean and sanitary condition. The landing at the bottom of the stairs adjacent to the mechanical room was soiled with human feces, used needles, drug paraphernalia, garbage, and urine. The floor along the front entranceway had a large red stain present. The common area stairwells were littered with needles, drug paraphernalia, and garbage.

**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 emergency exit door on the west side of the building was not secured. The door was easily opened from the exterior by pulling on the metal bracket installed in the upper right corner. This is in contravention of Section 3(a) of the Minimum Housing and Health Standards which states that "Exterior windows and doors shall be capable of being secured."
- b. The door leading from the front foyer into the stairwell was badly damaged and no longer closed properly. This is in contravention of section 1(c) of the Minimum Housing and Health Standards which states that "Building materials that have been damaged or show evidence of rot or other deterioration shall be repaired or replaced."
- c. The access hatch to the roof was not secured. The lock for the hatch was present, but the hatch was open and accessible at the time of inspection. This is in contravention of section 5(2) of the Alberta Housing Regulation which states that "No person shall cause or permit any condition in housing premises that is or may become injurious or dangerous to the

public health, including any condition that may hinder in any way the prevention or suppression of disease.”

- d. The common areas of the facility were not maintained in a clean and sanitary condition. The landing at the bottom of the stairs adjacent to the mechanical room was soiled with human feces, used needles, drug paraphernalia, garbage, and urine. The floor along the front entranceway had a large red stain present. The common area stairwells were littered with needles, drug paraphernalia, and garbage. This is in contravention of Section 16 of the Minimum Housing and Health Standards, which states that “The owner shall ensure that all rooms and other areas used in common by the occupants of the individual dwellings are maintained in a clean and sanitary condition.”

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. Secure the Emergency exit door on the West side of the building so that it cannot be opened from the outside.
  - b. Replace the damaged door leading from the front foyer into the stairwell.
  - c. Secure the hatch to the roof access to ensure it cannot be accessed by unauthorized persons.
  - d. Clean the common areas listed above. Ensure the common areas (stairwells, front foyer, stairwell landings, etc.) are maintained in a clean and sanitary condition.
2. The work referred to in paragraph 1 shall be completed by November 21, 2023.

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, November 14, 2023.

Confirmation of a verbal order issued to Van Vuong on November 9, 2023.

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](mailto: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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[www.albertahealthservices.ca/eph.asp](http://www.albertahealthservices.ca/eph.asp)