

**ORDER OF AN EXECUTIVE OFFICER
CLOSED FOR TENANT ACCOMMODATION PURPOSES
ORDER TO VACATE ON OR BEFORE OCTOBER 23, 2026**

To: Gary Farnsworth
"the Owner"

Tory Gilbert
"the Owner"

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

RE: Those housing premises located in Parkland County, Alberta and municipally described as: 5107 Highway 16, Fallis AB T0E 0V0 – Green Detached Building

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 October 23, 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. Remove all beds and bedding from the rental dwelling until the work below is completed to the satisfaction of an Executive Officer.
 - b. Provide a food preparation area that complies with the Minimum Housing and Health Standards, including a kitchen sink supplied with potable hot and cold running water, a refrigerator, and a stove maintained in safe and proper operating condition.
 - c. Provide a permanent heating system capable of safely and adequately heating all habitable rooms, bathrooms and toilet rooms located within the dwelling in accordance with the Minimum Housing and Health Standards.
 - d. Repair or replace the plumbing and drainage system to ensure wastewater is collected and discharged to an approved sewage disposal system.
 - e. Provide an acceptable means of emergency egress for the bedroom.
 - f. Provide washroom facilities within the dwelling consisting of a flush toilet and wash basin, and a bathtub or shower supplied with hot and cold running water.

- g. Repair damaged wall finishes so they are in good repair and in a condition that renders them easy to clean.
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. The food preparation area was not provided with a stove. A portable hot plate was being utilized for meal preparation.
 - b. Portable electric heating appliances were being utilized as the primary source of heat within the dwelling.
 - c. Wastewater from the kitchen sink was observed discharging through piping exiting the structure and draining directly into an excavation adjacent to the premises rather than an approved sewage disposal system.
 - d. The bedroom was not provided with an acceptable means of emergency egress, as the bedroom window was not capable of being opened to provide emergency escape.
 - e. Toilet, handwashing and bathing facilities were not provided within the dwelling, requiring the occupant to leave the structure to access washroom facilities elsewhere on the property.
 - f. Significant damage to interior wall finishes was observed throughout the dwelling, including numerous holes and areas of missing wall covering.

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. The food preparation area was not provided with a stove. A portable hot plate was being utilized for meal preparation. This is in violation of Section 14(a)(iv) of the Minimum Housing and Health Standards, which states that, "Every housing premises shall be provided with a food preparation area, which includes a stove and a refrigerator that are maintained in a safe and proper operating condition."
 - b. Portable electric heating appliances were being utilized as the primary source of heat within the dwelling. This is in violation of Section 8(a) and (c) of the Minimum Housing and Health Standards, which states that, "All heating facilities within a housing premises are to be properly installed and maintained in good working condition, and be capable of safely and adequately heating all habitable rooms, bathrooms, and toilet rooms within the building to a temperature of at least 22°C (71°F). Cooking appliances and portable space heaters shall not be used as the primary source for the required heat to a habitable room."
 - c. Wastewater from the kitchen sink was observed discharging through piping exiting the structure and draining directly into an excavation adjacent to the premises rather than an approved sewage disposal system. This is in violation of Section 6(a) of the Minimum Housing and Health Standards, which states that, "Every housing premises shall be connected to the public sewage system, or to an approved private sewage disposal

system. The plumbing system and the sanitary drainage system or private sewage disposal system, as the case may be, including drains, fixtures, traps, vents, stacks, waste disposal facilities, pump out sewage holding tanks, septic tanks and the disposal system shall be maintained in a proper operating condition.”

- d. The bedroom was not provided with an acceptable means of emergency egress, as the bedroom window was not capable of being opened to provide emergency escape. This is in violation of Section 3(b)(i) and (ii) of the Minimum Housing and Health Standards, which states that, “For buildings 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 a least one outside window which may be opened from the inside without the use of tools or special knowledge. 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”).”
- e. Toilet, handwashing and bathing facilities were not provided within the dwelling, requiring the occupant to leave the structure to access washroom facilities elsewhere on the property. This is in violation of Section 7 of the Minimum Housing and Health Standards, which states that, “Every housing premises shall be provided with plumbing fixtures of an approved type consisting of at least a flush toilet, a wash basin, and a bathtub or shower.”
- f. Significant damage to interior wall finishes was observed throughout the dwelling, including numerous holes and areas of missing wall covering. This is in violation 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.”

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 Spruce Grove, Alberta, October 5, 2026.

Confirmation of a verbal order issued to Tory Gilbert on October 5, 2026.

Executive Officer
Alberta Health Services

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
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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>.

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

Spruce Grove • Stan Woloshyn Building • Environmental Public Health

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<https://www.ahs.ca/eph>