

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

To: 1838403 ALBERTA LTD
"the Owner"
And
Ron Victor
"the Owner"
And
Justin Victor
"the Owner"

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

RE: Those housing premises located in Boyle, Alberta and municipally described as: 6114 Cedar Street – Unit 6

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. A large infestation of cockroaches and cockroach feces is observed in every part of the premises.
- b. The floor area around the toilet has buildup of moisture from a possible water leak and what appears to be mushrooms are noted to be growing on the floor in the area.
- c. The bathroom floor around the toilet is damaged from moisture. Sections of the floor elsewhere in the bathroom are missing or damaged.

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. A large infestation of cockroaches and cockroach feces is observed in every part of the premises. 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"
- b. The floor area around the toilet has buildup of moisture from a possible water leak and what appears to be mushrooms are noted to be growing on the floor in the area. This is in contravention of section 6(C) of the Minimum Housing and Health Standards which

states that “All plumbing fixtures shall be serviceable, free from leaks, trapped and vented to the outside.”

- c. The bathroom floor around the toilet is damaged from moisture. Sections of the floor elsewhere in the bathroom are missing or damaged. This is in contravention of section 5(a) of the Minimum Housing and Health Standards which states that “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.

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 August 29, 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. Ensure that a licensed pest control professional is hired to eliminate the cockroaches.
 - b. The source of the moisture must be investigated and repairs made to prevent water buildup in this area.
 - c. Moisture damaged and rotted materials must be removed, and the floors must be repaired to be smooth and easily cleanable.
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 Boyle, Alberta, August 25, 2025

Confirmation of a verbal order issued to Ron Victor (owner) Steve Wilcox (mobile park manager) on August 22, 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>