

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

To: Govind Reddy
“the Owner”

Kellie Stalwick
“the Owner”

And To: All Occupants of the following Housing premises:

RE: Those housing premises located in Lethbridge, Alberta and municipally described as:
226 McGill Boulevard W – Unit D

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. This premises was severely damaged by fire and smoke and the subsequent water damage from putting out the fire.
- b. This unit was in a hoarded state; it was very full of the previous tenants' fire and smoke damaged belongings.
- c. The backyard was full of the previous tenants' belongings, clutter and garbage. These items provide shelter for pests.
- d. This home was being accessed through the back door and kitchen window even though access wasn't permitted due to an ongoing fire investigation, and people may be continuing to occupy the unit in its current fire, smoke and water damaged condition.

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. This premises was severely damaged by fire and smoke and the subsequent water damage from putting out the fire, which is in contravention of section 5(2) of the 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.

- b. This unit was in a hoarded state; it was very full of the previous tenants' fire and smoke damaged belongings, which is in contravention of section 5(2) of the 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.
- c. The backyard was full of the previous tenants' belongings, clutter and garbage. These items provide shelter for pests, which is in contravention of section 5(2) of the 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. This home was being accessed through the back door and kitchen window even though access wasn't permitted due to an ongoing fire investigation, and people may be continuing to occupy the unit in its current fire, smoke and water damaged condition which is in contravention of section 5(2) of the 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.

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 19, 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. Completely renovate the unit, ensuring all damaged building materials are removed, properly disposed of and replaced. Consult with your insurance company about contracting a disaster services specialist.
 - b. Ensure all appliances, if salvageable, are cleaned and sanitized and working properly as intended.
 - c. Ensure all utilities and fixtures are in good working order and operating as intended.
 - d. Ensure all the previous tenants' belongings are cleared out of both the house and yard.
 - e. Ensure this property is fully secured against unlawful entry.
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 Lethbridge, Alberta, September 19, 2025
Confirmation of a verbal order issued to Kellie Stalwick on September 13, 2025.

Executive Officer Environmental Health Officer

You have the right to appeal

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>

Lethbridge • Melcor Centre • South Zone

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