

IN THE MATTER OF THE PUBLIC HEALTH ACT – ALBERTA
ORDER OF AN EXECUTIVE OFFICER

To: Yves Collet
4875 Verona Drive NW
Calgary, Alberta T3A 1W8

And To: All Occupants, Neville Kenschuh of those premises located in Strathmore, Alberta and municipally described as:

Unit B, Basement Suite
710 3rd Street
Strathmore, Alberta

Re: Those premises located in Strathmore, Alberta and municipally described as:

Unit B, Basement Suite
710 3rd Street
Strathmore, Alberta

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 the prevention or suppression of disease, namely:

- a. Damage to surrounding shower walls.
- b. Smoke alarm not secured to wall by bedroom basement.
- c. Flickering lights indicating questionable electrical wiring.
- d. Outlet, located under the window in the bedroom, is scorched and missing cover in basement bedroom, located under window.
- e. Exposed electrical wiring from missing smoke alarm on ceiling of bedroom.
- f. Mouldy and water damaged wall and cupboard material under kitchen sink.
- g. Window in bedroom is unable to open for emergency egress.
- h. Window in bedroom is unable to open for ventilation.
- i. Missing mechanical ventilation in bathroom.
- j. Kitchen faucet is loose and not secure.
- k. Hole in the wall behind the bottom entrance door by the stove.
- l. Hand rail is missing for the entrance stairs.
- m. Stair entrance steps are loose.
- n. Damaged wooden cover over washroom plumbing in bedroom.

AND WHEREAS such inspection disclosed that the following breaches of the Public Health Act and the Housing Regulation, Alberta Regulation 173/99, and Minimum Housing and Health Standards exist in and about the above noted premises, namely:

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- a. Damage to the surrounding shower walls. This is in contravention of Sec 1(c) of the Minimum Housing and Health Standards.
- b. Smoke alarm not secured to wall by bedroom basement. This is in contravention of Sec 12 of the Minimum Housing and Health Standards.
- c. Flickering lights indicating questionable electrical wiring. This is in contravention of Sec 11 of the Minimum Housing and Health Standards.
- d. Outlet, located under the window in the bedroom, is scorched and missing cover in basement bedroom, located under window. This is in contravention of Sec 11 of the Minimum Housing and Health Standards.
- e. Exposed electrical wiring from missing smoke alarm on ceiling of bedroom. This is in contravention of Sec 11 of the Minimum Housing and Health Standards.
- f. Mouldy and water damaged wall and cupboard material under kitchen sink. This is in contravention of Sec 1(c) of the Minimum Housing and Health Standards.
- g. Window in bedroom is unable to open for emergency egress. This is in contravention of Sec 3(b) of the Minimum Housing and Health Standards.
- h. Window in bedroom is unable to open for ventilation. This is in contravention of Sec 4 of the Minimum Housing and Health Standards.
- i. Missing mechanical ventilation in bathroom. This is in contravention of Sec 7(c) of the Minimum Housing and Health Standards.
- j. Kitchen faucet is loose and not secure. This is in contravention of Sec 6(a) of the Minimum Housing and Health Standards.
- k. Hole in the wall behind the bottom entrance door by the stove. This is in contravention of Sec 1(c) of the Minimum Housing and Health Standards.
- l. Hand rail is missing for the entrance stairs. This is in contravention of Sec 3(c) of the Minimum Housing and Health Standards.
- m. Stair entrance steps are loose. This is in contravention of Sec 3(c) of the Minimum Housing and Health Standards.
- n. Damaged wooden cover over washroom plumbing in bedroom. This is in contravention of Sec 1(c) of the Minimum Housing and Health Standards.

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 tenants inhabiting the above noted premises be **vacated** no later than 8:00am, on the 15th day of May, 2010.
2. That, if the above noted premises are to be reoccupied by the public, the Owner immediately undertake and diligently pursue the completion of the following work in and about the above noted premises, namely:
 - a. Repair the damaged shower walls.
 - b. Properly secure the smoke alarm.
 - c. Have a qualified electrician inspect the electrical system in the basement suite and provide a report stating the system is safe.
 - d. Repair or replace all mouldy and water damaged material in and under the kitchen sink cupboard.
 - e. Repair or replace the bedroom window to allow emergency egress.

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- f. Repair or replace the bedroom window to allow ventilation.
 - g. Install mechanical ventilation in the bathroom.
 - h. Repair the kitchen faucet.
 - i. Repair the hole in the wall behind the bottom entrance door.
 - j. Install a handrail for the stairs leading down to the bottom door entrance.
 - k. Repair all entrance steps.
 - l. Repair the wooden cover, over the plumbing, in the bedroom.
3. That, until such time as the work referred to in paragraph 2 is completed to the satisfaction of the undersigned, or an executive officer of Alberta Health Services, the above noted premises shall remain **closed for tenant accommodation purposes**.

Dated at Strathmore, Alberta, this 3rd day of May, 2010.

Norman Kruesel
Executive Officer
Alberta Health Services

Section 5(2) of the Public Health Act provides that a person who is directly affected by this Order and considers himself or herself aggrieved hereby may appeal the same to the Public Health Appeal Board, 24th Floor, Telus Plaza North Tower, 10025 Jasper Avenue, Edmonton AB T5J 2N3, within ten (10) days. The terms of this Order remain in effect notwithstanding the filing or proposed filing of any such appeal.

The Owner is advised that the Public Health Act empowers Alberta Health Services to carry out the terms of this Order on the Owner's behalf and at the Owner's expense should the Owner fail to comply with the terms hereof.

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Airdrie, AB T4B 3K7
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Calgary/Mountain View/Rocky View
Alberta Health Services, *Southport*
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Calgary, AB T2W 3N2
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Canmore
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#104, 800 Railway Avenue
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