

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

To: Elizabeth McKay
21, 6915 Ranchview Dr NW
Calgary, Alberta, T3G 1R8
(the “**Owner**”)

And To: Elizabeth McKay
31 Silver View Place NW
Calgary, Alberta, T3B 3K5
(the “**Owner**”)

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

21, 6915 Ranchview Dr NW
Calgary, Alberta

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

21, 6915 Ranchview Dr NW, Calgary, 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. The bathroom wall adjacent to the tub is severely water damaged.
- b. There are some tiles missing from the bathroom wall.
- c. The bath tub tap is leaking.
- d. The bath tub tap handles are missing.
- e. The bathroom floor is not sealed to the edge of the tub.
- f. The sub floor adjacent to the bath tub shows sign of moisture damage. There is also evidence of water damage in the hallway ceiling underneath this area.
- g. The living room window is not properly secured. It is loose in the frame, and is therefore a safety concern.

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. The bathroom wall adjacent to the tub is severely water damaged. This is in contravention of the Minimum Housing and Health Standards, Section 1(c).
- b. There are some tiles missing from the bathroom wall. This is in contravention of the Minimum Housing and Health Standards, Section 5(a).
- c. The bath tub tap is leaking. This is in contravention of the Minimum Housing and Health Standards, Section 6(c).
- d. The bath tub tap handles are missing. This is in contravention of the Minimum Housing and Health Standards, Section 6(a).
- e. The bathroom floor is not sealed to the edge of the tub. This is in contravention of the Minimum Housing and Health Standards, Section 5(a).
- f. The sub floor adjacent to the bath tub shows sign of moisture damage. There is also evidence of water damage in the hallway ceiling underneath this area. This is in contravention of the Minimum Housing and Health Standards, Section 1(c).
- g. The living room window is not properly secured. It is loose in the frame, and is therefore a safety concern. This is in contravention of the Minimum Housing and Health Standards, Section 2(b)(i).

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 **4:00pm, on Monday, the 22nd of February, 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. Remove all the damaged drywall in the bathroom, assess the wood framing to ensure it is structurally sound, replace any water damaged or mouldy insulation and install new drywall suitable for use in bathrooms.
 - b. Ensure a suitable waterproof covering is replaced on the bathroom wall once the relevant repairs have taken place, i.e. tile or tub surround.
 - c. Repair the leaking bath tub tap.
 - d. Replace the bath tub tap handles.
 - e. Seal the bathroom floor to the edge of the bath tub.
 - f. Ensure the bathroom sub floor is not structurally damaged from moisture – remove the floor coverings and inspect it, making any repairs necessary.
 - g. Repair or replace the living room window so that the window does not fall out when opened.
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

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Re: Those premises located in Calgary, Alberta and municipally described as #21, 6915 Ranchview Dr NW,
Calgary, Alberta

premises shall remain **closed for tenant accommodation purposes.**

Dated at Calgary, Alberta, this 5th day of February, 2010, confirming the verbal order given on 3rd day of February, 2010.

Sarah L Nunn CPHI(C)
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.

Airdrie

Airdrie Public Health Centre
604 Main Street South
Airdrie, AB T4B 3K7
Phone: 403-912-8400
Fax: 403-912-8410

Banff

Banff Health Centre
303 Lynx Street
PO Box 1266
Banff, AB T1L 1B3
Phone: 403-762-2990
Fax: 403-762-5570

Calgary/Mountain View/Rocky View

Alberta Health Services, *Southport*
10101 Southport Rd SW
Calgary, AB T2W 3N2
Phone: 403-943-2288
Fax: 403-943-8056

Canmore

Canmore Public Health
#104, 800 Railway Avenue
Canmore, AB T1W 1P1
Phone: 403-678-5656
Fax: 403-678-5068

Claresholm

Claresholm Public Health
5221 2nd Street W
PO Box 1391
Claresholm, AB T0L 0T0
Phone: 403-625-4061
Fax: 403-625-4062

Didsbury

Didsbury Health Unit
PO Box 130
1210 -20th Avenue
Didsbury, AB T0M 0W0
Phone: 403-335-7292
Fax: 403-335-7610

Okotoks

Okotoks Public Health Centre
11 Cimarron Commons
Okotoks, AB T1S 2E9
Phone: 403-995-2600
Fax: 403-995-2639

Strathmore

Public Health Building
650 Westchester Road
Strathmore, AB T1P 1H8
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www.calgaryhealthregion.ca/envhealth