

ORDER OF AN EXECUTIVE OFFICER

To: **Maynard Roelofs**
"the Owner"

RE: Those housing premises located in Lethbridge, Alberta and municipally described as:
1262 5 Avenue N

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 vacant property was not properly secured against unwanted entry. There was evidence that people were occupying the premises and abandoned vehicles on the property.

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 and the Nuisance and General Sanitation Regulation AR243/2003 exist in and about the above noted premises, namely:

- a. This vacant property was not properly secured against unwanted entry. There was evidence that people were occupying the premises and abandoned vehicles on the property, which is in contravention of Section 5(1) of the Housing Regulation (AR173/99), which states: "No person shall occupy or permit the occupation of the housing premises in respect of which an order under section 62(4)(b) of the Act is in effect." **AND** in contravention of section 5(2) of the Housing Regulation (AR173/99), which states: "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."

NOW THEREFORE, I hereby **ORDER** and **DIRECT**:

1. That the Owner immediately undertake and diligently pursue the completion of the following work in and about the above noted premises, namely:
 - a. Thoroughly secure and/or board up the front and back doors. Ensure these are thoroughly inaccessible. Note that the thin board currently over the back door window hole is not considered sufficient.
 - b. Board up the broken window of the white van and lock the all the doors. Alternatively, remove the van from the property.
2. The work referred to in paragraph 1 shall be completed by August 19, 2024.

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, July 22, 2024

Confirmation of a verbal order issued to Maynard Roelofs on Wednesday July 17, 2024.

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>

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Lethbridge • Melcor Centre • South Zone

200 4 Avenue S, Lethbridge, Alberta, Canada, T1J 4C9

www.albertahealthservices.ca/eph.asp