

EDMONTON
COMMUNITY STANDARDS AND LICENCE APPEAL COMMITTEE

Citation: Appellant v Community Standards and Neighbourhoods (City of Edmonton), 2025
ABECSLAC 10025

Date:	October 21, 2025
Order Number:	626692229-001
CSLAC File Number:	CSLAC-25-025

Between:

Appellant

and

The City of Edmonton, Community Standards and Neighbourhoods

Committee Members

Kathy Cherniawsky, Chair
Karen Munro
Allan Bolstad

DECISION

- [1] On October 21, 2025, the Community Standards and Licence Appeal Committee (the “Committee”) heard a request for review of an Order that was filed on October 9, 2025. The request for review concerned the decision of Community Standards and Neighbourhoods to issue an Order pursuant to Section 545(1) of *Municipal Government Act*, RSA 2000, c M-26 (the “*Municipal Government Act*”). The Order was dated September 29, 2025 and mailed on September 29, 2025 and required the following action:

Remove all furniture, furniture pieces, large and small appliances, appliances parts, bbq's, bicycle tires and parts, car seats, vehicle tires, plastic containers and lids of varying sizes and shapes, cardboard and cardboard boxes, animal kennels, tarps, mats, luggage, plastic bags, recycle bags, garbage bags, re-usable shopping bags, wood pieces, wood pallets, metal frames and pieces, pipe, polystyrene pieces, wire, fence sections, doors, bottles, jars, cans, clothing, bedding, cooking utensils, wagons, ladders, dollies, trestles, tools, cut or broken tree branches, rotting apples and vegetation, household garbage, loose garbage, litter and debris, and other assorted materials from the entire property, and take any actions or remove any other items that are contributing to the unsightly condition

of the property. Cut all grass and weeds throughout the entire property, including any boulevard and alley flankage areas, to a measurement of under 10cm.

YOU MUST COMPLY WITH THIS ORDER BEFORE: October 22, 2025

- [2] The subject property is located at 11311 - 104 Street NW.
- [3] The appeal hearing on October 21, 2025 was held through a combination of in person, video conference and written submissions. The following documents were received prior to the hearing and form part of the record:
- Copy of the Order issued pursuant to the *Municipal Government Act*;
 - The Applicant's written request for review;
 - CSLAC Administration's notices and responses; and
 - The Respondent's service documentation and postponement request.

Summary of Hearing

- [4] At the outset of the hearing, the Chair confirmed that the Applicant (the sole party in attendance) had no opposition to the composition of the panel.
- [5] The Chair explained that the Respondent (represented by J. Schulz, Superintendent, Complaints and Investigations, City of Edmonton) was not in attendance, but had submitted a written request for a postponement of the hearing because the City did not receive sufficient notice of the scheduled hearing due to a CSLAC administration error.
- [6] The Chair reviewed the documents on file which confirm that CSLAC had mistakenly failed to provide notice of the hearing within the time frame set out in its Policy and Procedures Manual. The Chair explained that the next available hearing date would be December 2, 2025.
- [7] The Applicant reviewed the request and initially concurred with the request, but then made the following additional submissions:
- i) He required 30 days to comply with the Order.
 - ii) He objected to the postponement of the hearing because he believed he could comply with the Order before December 2, 2025 and wanted the matter resolved sooner.

Decision

- [8] **The hearing is postponed to December 2, 2025 at 9:00 a.m.**

Reasons for Decision

- [9] Notice is a fundamental part of the Committee's duty of fairness. As part of this obligation, the Committee must provide notice of hearing date to all parties with adequate opportunity to enable them to prepare their cases.
- [10] In this case, the Committee failed to provide adequate notice of the hearing to the Respondent. The Respondent was not made aware of the hearing until the day its submissions were due and with only one working day to prepare its submissions.
- [11] Due to this error, there was also no evidence before the Committee upon which a reasoned decision could be made.
- [12] The Committee also noted that while the Applicant may have been inconvenienced, he was not prejudiced by the delay as he was seeking extra time to comply with the Order in any event.
- [13] For these reasons, the Committee postponed the hearing to December 2, 2025 at 9:00 a.m.

Kathy Cherniawsky, Chair
Community Standards and Licence Appeal Committee

Important Information

1. A person affected by this decision may appeal to the Alberta Court of King's Bench under Section 548 of the *Municipal Government Act*, RSA 2000, c M-26 if the procedure required to be followed by this *Act* is not followed, or the decision is patently unreasonable.