

In the Alternative – Request for Appropriate Time to Move

If my landlord is granted an Order of Possession, I ask that I not be required to move out of my home until [Insert Date]. I respectfully submit this request for the following reasons:

[List any compelling reasons why you, or your client, would be unable to move on short notice. If possible, include evidence in support of your claims.

- I have [Insert #] children will have to find a new home in their school's catchment area. I will also need adequate time to pack and move my family's possessions.
- I have a disability: [Insert Disability]. This will make it difficult for me to find a new home that fits my accessibility requirements. My disability will also make packing and moving more time-consuming.
- I live on a fixed income of [Insert \$] and will likely struggle to find a new home that I can afford. Attached is an income assistance statement.
- I need to apply to the Ministry of Social Development and Poverty Reduction for a supplement to cover the cost of moving. As part of this process, I will have to submit cost estimates and await approval.
- I have a [Insert Pet] and will need adequate time to find a pet-friendly home.
- I have no family or friends with whom I can stay temporarily while searching for a new home.]

If I am forced to move on short notice, such as 48 hours, I will be at risk of homelessness. My proposed move-out date would not only provide me with enough time to safely move, but it would also cause minimal hardship to my landlord for the following reasons:

[Explain why there would be minimal hardship to your landlord if your request is granted. If possible, include evidence in support of your claims.

- My rent is up-to-date, and I will continue to pay rent for the time period in question.
- This hearing is being held halfway through the month, which means my landlord will, realistically, not be able to find new tenants before the start of the next month.

- I have always taken care of my rental unit and gotten along with neighbors, and I will continue to do so until I move out.
- I am being evicted for having a pet, but have already arranged for this pet to live with a friend until the proposed move-out date. Attached is a signed letter from my friend confirming this arrangement.]

The following sections of the Residential Tenancy Act provide the authority to grant a tenant adequate time to move:

- Section 68(2)(a) gives arbitrators the power to “order that a tenancy ends on a date other than the effective date shown on the notice to end the tenancy.”
- Section 55(3) gives arbitrators the power to “grant an Order of Possession before or after the date when a tenant is required to vacate a rental unit, and the order takes effect on the date specified in the order.”