

## Frequently Asked Questions

### ***Do you take advance applications for housing?***

Yes, you may submit online at <http://www.ftblissfamilyhousing.com> or by faxing to (915) 564-1853.

### ***When can I apply for housing?***

Once assigned to the installation, ranks in E6 and below may apply for Domestic Lease housing.

### ***Can I select the area where I want to live?***

You may request an area but it may prolong your wait.

### ***Can I live off-post?***

There is no mandatory housing for E6 and above. E5 and below are authorized to live off post if they are entitled to BAH at the with dependents rate.

### ***How long does it take to find housing?***

It will vary according to your needs and desires. Currently it takes an average of 7 days to find off-post housing.

### ***What size are the houses (on-post) and where can I get/see the floor plan?***

For information on Balfour Beatty Communities homes description and floor plans go to <http://www.ftblissfamilyhousing.com> and click on the "The Neighborhood" tab.

### ***I've heard the electric systems are different in Germany/Japan/Korea, will my appliances work or will I have to buy new ones?***

NA

### ***Is housing overseas different from US homes?***

NA

### ***Will military members still have the option to live off-post?***

NA

### ***What are Basic Allowance for Housing (BAH) entitlement and rent allotments?***

Go to <http://www.defensetravel.dod.mil/site/bahCalc.cfm>.

### ***How and who is starting and stopping my BAH and/or Overseas Housing Allowance (OHA)?***

Service member will re-certify their BAH on day one of in-processing, the finance office conducts the briefing and will process the DA Form 5960.

### ***Are there any restrictions on bringing our pets?***

Yes

### ***Restrictions on the number of pets?***

Maximum of two pets.

***Restrictions on the type/breed of dog?***

Pet Policy, vicious breeds of dogs are not allowed on Fort Bliss. Vicious breeds are defined as “Pit Bulls, American Staffordshire Bull Terriers, English Staffordshire Bull Terriers, Rottweiler’s, Doberman Pinschers, Chows (full or mixed), wolf hybrids, or any other breed with dominant traits geared toward aggression.” Some apartments will have a weight restriction.

***Restriction on the type of pet, i.e., “Can I have my pet snake/iguana/ferret/pot-bellied pig?”***

No exotic animals or reptiles allowed.

***What schools are in the area?***

Call the Fort Bliss School Liaison Office (SLO) for help in locating your child’s school, 505 Pershing Rd, 915-569-5064. There are no DoD Schools in the State of Texas. All public schools are run by the local school district under the Texas Education Agency.

***What is the best school?***

For school ratings and all your school questions: <http://www.greatschools.org>.

***What is the loaner furniture program?***

There is no loaner furniture program at Ft Bliss.

***Where do I stay while I wait for housing?***

For temporary lodging, call Fort Bliss Inn, (915)-565-7777. <http://www.ihg.com/armyhotels/>, or if on post lodging is not available [http://www.tripadvisor.com/Hotels-g60768-El\\_Paso\\_Texas-Hotels.html](http://www.tripadvisor.com/Hotels-g60768-El_Paso_Texas-Hotels.html).

***Do I get credit if I’m coming from a dependent restricted tour?***

PCS restricted tour, yes.

***How much credit (months) do I get from being on a dependent restricted tour?***

The maximum credit for PCS restricted tours is 14 months.

***Do I need renters insurance for on-post, partner or private rental housing?***

Rental insurance is not mandatory, but recommended to protect what you own. Rental insurance can provide tenants with protection for their belongings and personal liability.

***Who is eligible for Family housing?***

Military personnel with accompanying family members permanently assigned or attached to the installation.

***What is the waiting time for housing?***

14-30 Days.

***What determines the list I am placed on and my placement on the list?***

The grade and bedroom requirement will determine the wait list in which the name is placed. The eligibility date will determine your place on the waitlist. The eligibility date is the date you departed your last permanent duty station provided application is made no later than 30 days after reporting to new duty station. If after the 30 days then it's the date of application.

***What is a waiting list?***

A wait list is created by rank designation of family housing and bedroom makeup.

***Once placed on the wait list, may I transfer to a different list?***

Yes, you may be allowed to move from one wait list to another if the Soldier meets the minimum bedroom requirements for upgrade on the number of rooms. The date of eligibility will be the date of the change to the new list. An applicant may elect, in writing to be placed on the waiting list for housing with less bedrooms.

***What happens if someone has the same eligibility date as me?***

The Date of Rank (DOR) will determine who has the lowest sequence number on the waitlist.

***What does it mean if my waitlist position moves up and down?***

Someone has been housed or someone coming in has an earlier eligibility date.

***May I request placement on more than one wait list at one time?***

No. Soldiers may not be on more than one adequate housing waiting list at one time.

***How long will my application remain active once submitted?***

If Soldier is unable to accept housing for reason beyond the Soldier's control, the Soldier will remain on the waiting list. If a specific offer of adequate housing is declined, the Soldier may either be removed, or placed at the bottom of the waiting list.

***What is military Family housing privatization?***

The Mission of privatization is to partner with the private sector to improve the housing community on-post for Soldiers and their families. Military Housing Privatization Initiative (MHPI), enacted by Congress in 1996, allowed privatization of Military Housing. The family housing on Fort Bliss privatized on 1 July 2005, and was conveyed to Balfour Beatty Communities.

***How does military housing privatization affect a Service Member's BAH?***

There are no negative effects on the Soldier's BAH due to privatization. Soldier's monthly rent is based on their BAH entitlement.

***How will rent be paid to the privatized community housing partner and what does it cover?***

Rent is paid monthly by allotment and it covers maintenance and repair, utilities, renters insurance, front yard maintenance and upkeep of amenities.

***How does privatization affect the service I receive?***

One of the major goals of privatized housing is to improve the quality of service that residents receive in the areas of management, maintenance and community improvements.

***Will/is there to be a Self-Help program?***

There is a Self-Help/U-Do-It Center, managed and operated by the Directorate of Public Works and their contractor. This does not apply to Soldiers assigned to homes under privatized housing.

***What are the requirements for vacating my home?***

When vacating Domestic Leased housing, Soldiers are required to report to the Housing Services Office as soon as they received their reassignment to orders to schedule a pre-termination and final inspection. They will be issued the cleanness and maintenance requirements of the quarters prior to their final termination. Residents at Balfour Beatty Communities are required to report to the Community Center with their PCS orders and schedule a pre-inspection and final inspection.

***When I move, do I have to clean?***

Yes, when terminating your lease your quarters will be inspected. Residents of Balfour Beatty Communities are responsible to clean their home.

***Under privatization, will the partner handle the clearing process, or will it remain with housing?***

Balfour Beatty Communities will inspect and clear any damages owed. All service members must go to the Housing Service Office to get the Housing Clearing Stamp.

***I have two children, one female and one male; how many bedrooms do I qualify for?***

See AR 420-1 Table 3-5. If your family meets the following; one is 6 years or over and the other of opposite sex or one 10 years or over, it will be a 3 bedroom. If both are younger than 6 years of age then a two bedroom.

***I have a Family member enrolled in EFMP, how will that affect my on-post housing assignment and waiting time?***

See AR 420-1 3-14 (d) (6). There is no special consideration for EFMP members. Sponsor with family members enrolled in EFMP may forward a special housing consideration in writing through the Housing Division to the Garrison Commander. Balfour Beatty Communities evaluates EFMP request on a case by case basis.

***If I live on post, what type of housing can I expect?***

For Balfour Beatty Communities housing inventory go to <http://www.ftblissfamilyhousing.com>.

***I am a dual military household, whose name will my privatized (on-post partner) housing lease be under?***

The senior ranking member.

***I have a dual military household and my wife is stationed at another in stallation. Can I apply for housing?***

This is considered dual military, non-joint domicile. In accordance with the regulations if you are in the rank of E5 or below, you will be mandatorily assigned to the barracks. If you are in the ranks of E6 or above, you would be referred to the Housing Services Office (HSO) for assistance with finding a home in the community. HSO can also brief you on when you can apply if your spouse receives orders to Fort Bliss.

***Can my spouse or someone else accept a home on my behalf?***

Yes, as long as they have a General or Special Power of Attorney (POA) to sign for housing on your behalf.

***I currently live on post but would like to move to a different house. Can we apply for another wait list?***

You may request to be placed on a list for a transfer, please check with Resident Specialist for qualification requirements.

***In privatized on-post housing will I be responsible for utilities?***

Under the DOD Resident Responsibility Program, residents will be responsible for utility consumption. Residents monthly rent is sufficient to pay for utilities, but under the Resident Responsibility Program, over consumption or abuse of utilities will be charged to the resident. Under consumption will result in a monetary rebate to the resident.

***Can I accept on-post housing before I sign into the installation?***

No. Please contact the Community Management for more information

***I am a single Service Member with one child, am I eligible for on-post housing?***

Determination is made after reviewing legal documents. Insure that you have all required legal documents at the time that you apply for housing.

***I'm TDY in route, when can I be put on the housing list? What will my eligibility date be? Does it start when I depart my permanent duty station, or when I finish the course or when I arrive at my new permanent duty station?***

When a Soldier is ordered on PCS with TDY en route, the spouse is authorized to apply for housing at the new duty station prior to arrival of the sponsor. The effective date of the spouse's signing for housing shall not be earlier than PCS location reporting date of Soldier.

***What amenities are included with the privatized on-post community housing?***

For a detailed list of amenities go to <http://www.ftblissfamilyhousing.com>.

***My Family was assigned to a 4-bedroom home at my last duty station. Will I automatically qualify for a 4-bedroom home?***

No.

***Once I am offered a home, how long do I have to accept/decline?***

Balfour Beatty Communities is 24 hours after notification.

***What happens if I decline a home?***

If a specific offer of adequate housing is declined, the Soldier may either be removed, or placed at bottom of, the waiting list.

***Will my BAH/OHA cover my rent and utilities?***

BAH, is designed to cover no more than 80% of costs.

***If I get married after I have been living off post with a certificate of no availability(CNA) do I have to apply for on post housing?***

No.

***How much is the rent for off-post housing?***

The approximate rent for 2 and 3 bedroom apartments range from: Low End: 2bd/2BA approximately 820SF start at \$ 655.00 and 3BD/2BA, approximately 1090SF start at \$820.00 High End 2BD/2BA approximately 1130SF start at \$925.00 and 3BD/2BA, approximately 1321SF start at \$1180.00.

***Are there any off limit Landlords?***

None at this time but you should always check with the Housing Services Office for updates and recommendations. (915) 568-2538/4731.

***How do I get a list of available rentals in the area?***

A good source to start will be to search online for rental apartment and single family home websites. For guidance on residential landlord-tenant Texas law, go to <http://www.texaslawhelp.org>.

***I just received Deployment Orders. Can I terminate my lease before I depart?***

Yes, if you receive orders to deploy with a military unit or as an individual in support of a military operation for 90 days or more, under the Military Clause you may terminate your lease with a written 30 day notice. The 30 day notice is effective the date on which your next rental payment is due. You must provide a copy of your orders.

***I received notification that my Family can move on-post but I just renewed my lease. Can I break the lease and move?***

No; not without a penalty.

***I'm unaccompanied; do I have to live on-post?***

This depends on your rank and your status. If you are a bonafide bachelor in the ranks of E5 and below, you will be mandatorily assigned to barracks in accordance with the regulation. If you are dual military, non-joint domicile, the same rules apply. If you are a bonafide bachelor in the ranks of E6 and above, a geographical bachelor or dual military, joint domicile, you will be referred to the Housing Services Office for assistance in obtaining community housing.

***My roommate and I both signed a lease but she has moved out. Can I get out of the lease?***  
No, this will not release you from liability for the full term of the Lease Contract.