



Fort Leavenworth Frontier Heritage Communities II, LLC Inbound Expectations – CGSOC Class 2025-2026

Congratulations and welcome to Fort Leavenworth! At Fort Leavenworth Frontier Heritage Communities (FLFHC), we are excited to assist with your on-post housing needs. To help you prepare and ensure a smooth transition, we've outlined some essential information below.

- **FLFHC Housing Contact:** You can reach the FLFHC Housing Office at: 913-682-6300. Please allow up to 72 hours for a response.
- **Housing Application:** A digital copy of the application is available on our website: www.frontierheritagecommunities.com. To apply, submit the completed application along with a copy of your official PCS orders. Applications can be submitted in person, by mail, or via email to fhcstudent@tmo.com.
- **Important Note:** An RFO alone is not sufficient to be placed on the waitlist.
- **Website Access:** If workplace security restrictions prevent access to our website, we recommend submitting your application and PCS orders from a personal or home computer.

We look forward to assisting you with your housing needs and making your transition to Fort Leavenworth as seamless as possible.

On-post student housing assignments are determined based on the details provided in your application.

Housing is prioritized as follows:

1. Rank
2. Date of rank
3. Bedroom requirement
4. Application date
5. Village preference

Once all outlined criteria have been met during the village assignment process, your individual preferences will be considered, provided your selected village is available. You may list up to three village preferences on your application, ranked in order of priority (refer to page 3 for the village breakdown). While we will do our best to accommodate your preferences, availability cannot be guaranteed. Please note that all assignments are subject to change due to circumstances beyond the control of Frontier Heritage Communities.

The Automated Student Housing Assignment Run will begin on **Monday, May 12, 2025**. Please be advised that by close of business on **Monday, May 19, 2025**, all students who have submitted applications to FLFHC will receive an email notification regarding the status of their village assignment. This notification will either confirm the assigned village or inform them that they have been placed on the Pending Assignment List.

For those students who receive a village assignment, please note that only the village name will be disclosed at that time. Specific home addresses will not be provided in the initial notification. However, the exact address will be emailed to you approximately one week prior to the estimated readiness date specified in your initial notification.

If you do not receive a village assignment by May 19, 2025, you will be placed on the Pending Assignment List. Please be assured that your application will continue to be processed and you will be offered a village assignment as soon as one is available. As we receive and process Notice to Vacate submissions and declinations of village assignments, opportunities for village assignments will become available, and students on the Pending Assignment List will be offered assignments accordingly.

Please refrain from scheduling the delivery of household goods until a lease agreement has been signed, as the provided readiness date is tentative and may change.

To ensure fair placement for all families interested in on-post housing, students who no longer wish to or qualify to reside on post after receiving village assignment confirmation must promptly notify the FLFHC office at fhcstudent@tmo.com to have their names removed from the selection list.

*****Applications received after May 12, 2025, will be placed on the waitlist***** FLFHC will reach out individually as declinations are received and/or additional homes are placed on notice to vacate.

Bedroom eligibility criteria are as follows:

- Married, 0-2 children – 3 bedrooms
- 3-4 children – 4 bedrooms
- 5+ children – 5 bedrooms

If you are arriving before May 2025 with Authorized Reporting, please contact our office to speak with an FLFHC staff member. Some student homes are expected to be ready for occupancy before the first day of centralized in-processing. Priority for these homes will be given to students authorized for early arrival to attend CGSC and those with specific medical needs. Please note that all exceptions must be approved by Army U before homes are assigned on May 12, 2025.

We make every effort to ensure homes are available upon your arrival at Fort Leavenworth. Students are encouraged to bring enough comfort items to stay in temporary lodging or “camp out” in their homes until their household goods arrive. It is highly recommended to reserve on-post temporary lodging with IHG for the first few days after your arrival in case there is a short wait for your assigned home to be ready.

Bona-fide and Geographical Bachelor housing is available in Old Oregon and Upper Kansa Village. Unaccompanied personnel can lower rental costs by sharing a home with another student. If you would like a roommate, please notify FLFHC when submitting your Housing Application. FLFHC will compile a list of students interested in sharing a unit for referral to others seeking roommates. While FLFHC does not assign roommates, it will provide the list, and students are responsible for finding their own roommates. If a home is shared by two or more roommates, the rent will be calculated based on the Basic Allowance for Housing (BAH) rate with dependents applicable to the highest-ranking service member and divided among all occupants.

Exceptions to policy may be considered for documented medical needs, with priority given to meeting bedroom requirements for available housing. If there is a change in a student’s family member status or structure, it is important to notify FLFHC at fhcstudent@tmo.com. Each family member is entitled to one bedroom, with parents sharing a bedroom. If a student is pregnant and this is confirmed by a physician, or if there is a court-approved adoption at the time of application, one additional bedroom may be allocated. If a service member chooses to reside in a home with fewer bedrooms than they are eligible for, they will still be considered adequately housed for the duration of their stay.

To request special housing accommodations due to a medical concern, such as the need for a single-level home, you must provide recent supporting documentation from a local physician or EFMP records that clearly

state the medical necessity of your request. Please submit this supporting documentation along with an Exception to Policy to the FLFHC office via email at fhcstudent@tmo.com or in person.

Students who receive a 12-month dependent restricted short tour assignment upon graduation or those staying for SAMS may maintain their student housing during this period. However, your home must be vacated no later than 30 days after your return to in-country, unless you are reassigned to Fort Leavenworth. In such cases, an Exception to Policy request must be on file. Furthermore, any changes in the service member's status should be promptly communicated to FLFHC along with a copy of the updated orders.

Unless otherwise specified in the Universal Lease Agreement, the rent will be set to match the Basic Allowance for Housing (BAH) at the applicable rate for the service member's duty station and military grade. If the BAH rate increases, or if you are promoted or experience a change in rank during the lease term, the tenant's rent will automatically adjust to the new BAH rate. In cases where a home is occupied by two married tenants who are both active-duty service members, the rent will be based on the BAH rate of the highest-ranking service member, using the with-dependent rate. Please note that prorated rent, along with any refundable pet deposit (if applicable), will be required at the time of lease signing.

Each home is furnished with a refrigerator, range, and connections for a washer and electric dryer. Please note that the appliances provided in on-post homes cannot be removed to accommodate personally owned appliances. All homes are also equipped with central heating and air-conditioning systems.

AVAILABLE HOUSING AREAS

THREE-BEDROOM STUDENT HOMES

| Village | Living Area | Bathrooms | Basement | Garage |
|----------------|--------------------|------------------|-----------------|---------------|
| Shawnee | 1918 | 2 1/2 | Yes | Yes |
| Kickapoo | 1918 | 2 1/2 | Yes | Yes |
| Wint | 1356 | 1 1/2 | Yes | 1 Carport |

FOUR-BEDROOM STUDENT HOMES

| Village | Living Area | Bathrooms | Basement | Garage |
|----------------|--------------------|------------------|-----------------|---------------|
| Kickapoo | 2071 | 2 1/2 | Yes | Yes |
| Shawnee | 2071 | 2 1/2 | Yes | Yes |
| Santa Fe | 1765-1796 | 2 1/2 | Yes | Yes |

FIVE-BEDROOM STUDENT HOMES (Only 11 units – Must have 5+ children to qualify)

| Village | Living Area | Bathrooms | Basement | Garage |
|----------------|--------------------|------------------|-----------------|---------------|
| Santa Fe | 2,522-2,584 | 2 1/2 | Yes | Yes |

Looking to save money?

Fort Leavenworth features five Market Rate Villages available to individuals of all Active-Duty rank bands, retirees, DOD government employees, contractors, and civilians. Residents of these Market Rate Villages have the opportunity to secure housing at rates that may be below the current BAH. For more details about the [Market Rate Villages](#), please refer to the provided link or see the comprehensive breakdown below.

You may submit requests for Officer Permanent Party villages, including Iowa, Pottawatomie, and Main Post; however, please note that these requests are subject to availability and cannot be guaranteed.

THREE-BEDROOM MARKET RATE HOMES

| Village | Living Area | Bathrooms | Basement | Garage |
|-------------|-------------|-----------|----------|----------|
| Old Oregon | 1,200 | 1 3/4 | Yes | NO |
| Osage | 1,369 | 2 1/2 | NO | 1 Manual |
| Ottawa | 1,369 | 2 1/2 | NO | 1 Manual |
| Old Pawnee | 1,596 | 2 1/2 | NO | 1 Manual |
| Upper Kansa | 1,200 | 1 1/2 | Yes | NO |

FOUR-BEDROOM MARKET RATE HOMES

| Village | Living Area | Bathrooms | Basement | Garage |
|------------|-------------|-----------|----------|----------|
| Old Oregon | 1,784 | 2 | NO | NO |
| Osage | 1,375 | 2 1/2 | NO | 1 Manual |
| Ottawa | 1,375 | 2 1/2 | NO | 1 Manual |
| Old Pawnee | 1,610 | 2 | NO | 1 Manual |

*****Basements are designated solely for use as a storm shelter if necessary. Using the unfinished basement for purposes other than storm shelter, such as personal property storage, is at the resident's own risk.*****

If you have any further questions or concerns, please feel free to reach out to us at fhcstudent@tmo.com. We look forward to welcoming you and your family to Fort Leavenworth.

FLFHC Community Management Team