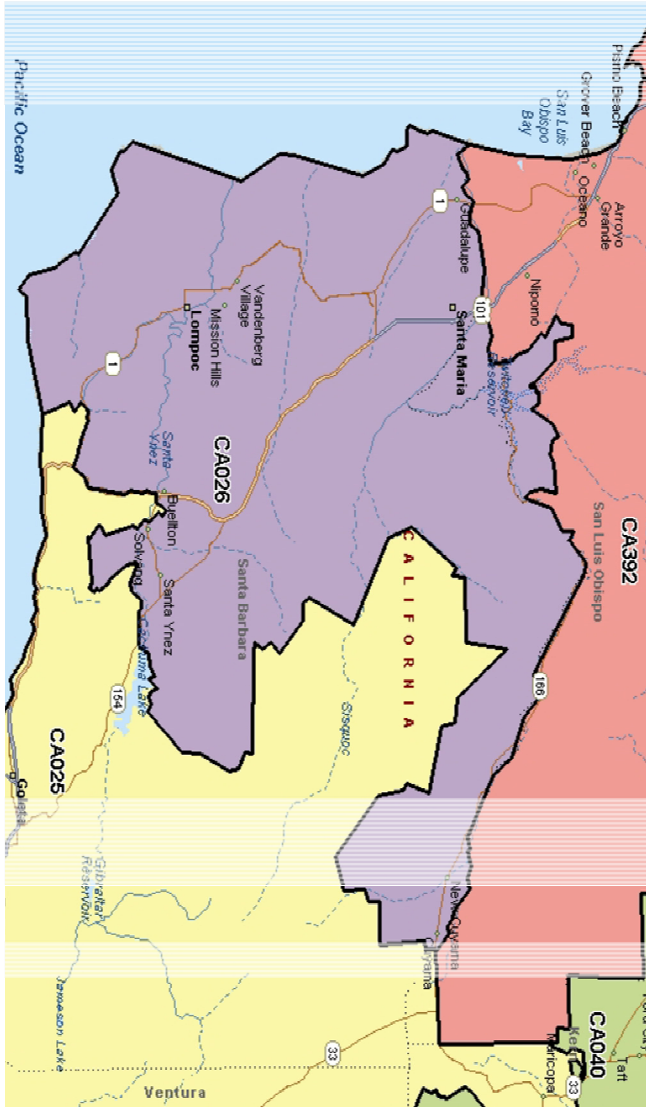


## Military Housing Area (MHA)



- Zip Codes identified for each MHA (established in 2010)
- MHA includes: Santa Maria, Lompoc, Buellton/Solvang, Guadalupe & Santa Ynez

## 2024 BAH Rates

2024 BAH Rates - WITH DEPENDENTS		2024 BAH Rates - WITHOUT DEPENDENTS	
MHA	CA026	MHA	CA026
E1	\$2,961	E1	\$2,220
E2	\$2,961	E2	\$2,220
E3	\$2,961	E3	\$2,220
E4	\$2,961	E4	\$2,220
E5	\$3,120	E5	\$2,586
E6	\$3,357	E6	\$2,814
E7	\$3,378	E7	\$2,967
E8	\$3,399	E8	\$3,174
E9	\$3,492	E9	\$3,234
W1	\$3,375	W1	\$2,919
W2	\$3,387	W2	\$3,171
W3	\$3,417	W3	\$3,246
W4	\$3,525	W4	\$3,357
W5	\$3,663	W5	\$3,381
O1E	\$3,381	O1E	\$3,117
O2E	\$3,408	O2E	\$3,222
O3E	\$3,543	O3E	\$3,348
O1	\$3,156	O1	\$2,799
O2	\$3,354	O2	\$3,069
O3	\$3,414	O3	\$3,267
O4	\$3,708	O4	\$3,366
O5	\$3,918	O5	\$3,384
O6	\$3,951	O6	\$3,393
O7	\$3,984	O7	\$3,450

### Local Housing Market Conditions

Local Housing considers suitability, quality, safety and cost  
Location: 60 min commute or less

### Housing Supply and Demand Considerations

- Community's ability to house military families
- Local housing market vacancies
- Competition within military housing area
- Military turnover results in a net zero

\*Constructing more homes on-base is not possible as OSD policy is to rely on the local community first for housing\*

All numerical data is subject to change without notice based on mission requirements

## Vandenberg SFB Housing Portfolio

Military Housing Office  
(805) 606-3434  
30ces.ceih@us.af.mil

### Demographics

- Military ~ 2600
- Civil/NAF ~ 1300
- Contractor ~ 2800



### Environment

- 16 federally protected species; 1500 archeological sites
- DoD's most corrosive CONUS environment



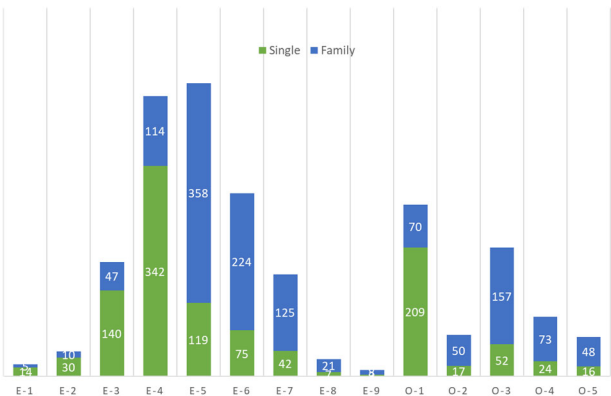
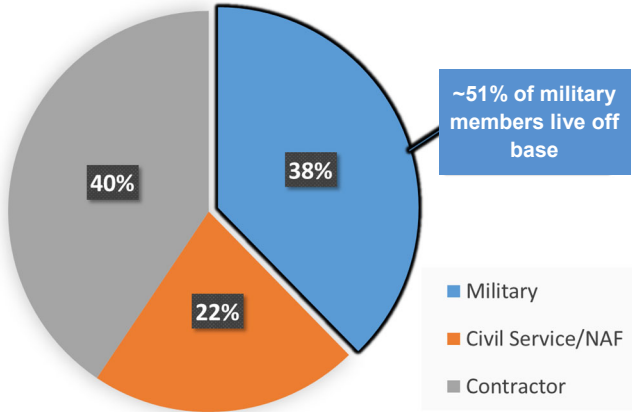
# Population

**On-Base Workforce**  
 Active Duty Military: ~2,600  
 Civil Service/NAF: ~1,300  
 Contractor: ~2,800

**Other Affiliated Personnel**  
 Military Dependents: ~4,200  
 Local Area Retirees: ~10,000

**Residency**  
 On-base = 1,034 members  
 Off-base = 5,666 employees of VSFB

## Vandenberg SFB Workforce



All numerical data is subject to change without notice based on mission requirements

# Local Housing Types & Costs

With Dependents		Calc Local cost difference between anchors. Add % of difference to anchor	Without Dependents		Calc Local cost difference between anchors. Add % of difference to anchor
Grade	Housing Type		Grade	Housing Type	
E1	2br	Midpoint of 2 bedroom APT and 2 bedroom TH	E1	1br APT	Same as E4
E2	2br		E2	1br APT	Same as E4
E3	2br		E3	1br APT	Same as E4
E4	2br		E4	1br APT	Anchor
E5	2br TH	Anchor	E5	1br APT	67%
O1	2br TH	11%	O1	2br APT	Anchor
O2	2br TH	98%	E6	2br APT	7%
E6	2br TH	Anchor	W1	2br APT	31%
W1	3br TH	1%	E7	2br APT	53%
E7	3br TH	36%	O2	2br APT	83%
O1E	3br TH	44%	O1E	2br TH	Anchor
W2	3br TH	52%	W2	2br TH	19%
E8	3br TH	75%	E8	2br TH	20%
O2E	3br TH	93%	O2E	2br TH	44%
O3	3br TH	98%	E9	2br TH	51%
W3	3br SFD	Anchor	W3	2br TH	54%
E9	3br SFD	16%	O3	2br TH	64%
W4	3br SFD	22%	O3E	3br TH	Anchor
O3E	3br SFD	26%	W4	3br TH	9%
W5	3br SFD	48%	O4	3br TH	40%
O4	3br SFD	58%	W5	3br TH	45%
O5	4br SFD	Anchor	O5	3br TH	63%
O6	4br SFD	1%	O6	3br SFD	Anchor
O7	4br SFD	2%	O7	3br SFD	2%

\*APT—Apartment; TH—Townhouse/Duplex; SFD—Single Family Dwelling

Anchor points are used to determine BAH rate for specific grades.  
 \*Townhomes are a primary anchor point for BAH establishment; BAH is set by a housing type that is not widely present in our MHA.



Homes.mil is a publicly accessible Department of Defense (DoD) website designed to connect Service members and their Families with Community housing rental listings near U.S. military bases.  
**Property managers can list their rentals at no cost!**

Go to the site to create your account and add listings now.

Interested in taking it a step further? Contact the Military Housing Office about our upcoming Rental Partnership Program.

# On-Base Inventory & Occupancy

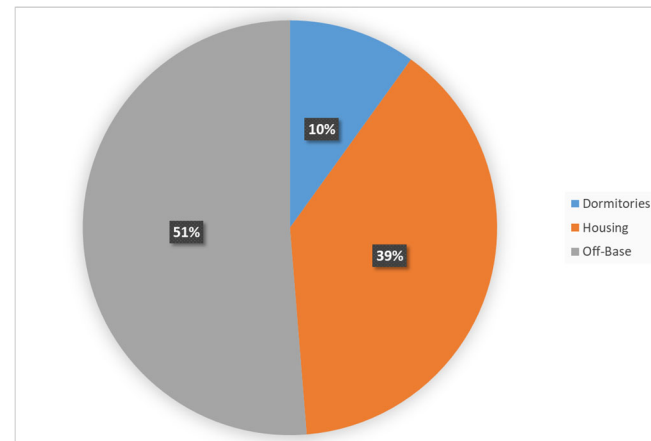
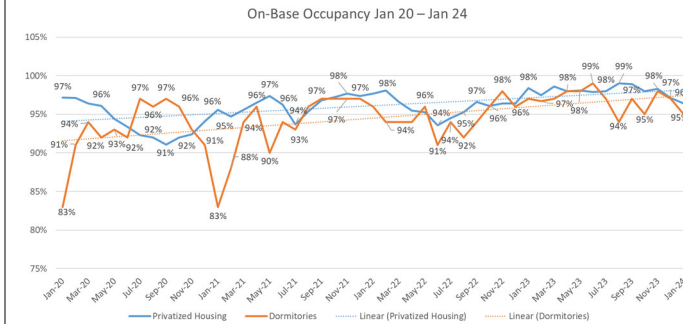
**Dormitory (304 Permanent Party Rooms)**  
 Unaccompanied E1 – E4 less than 3 years time in service

**On-Base Privatized Housing (999 homes)**  
 151 Officer homes  
 848 Enlisted homes (132 of which are surplus to HRMA need)

**On-Base Occupancy**  
 Occupancy is based on assigned personnel to Vandenberg  
 Dormitory: 96-98%; Privatized Housing 95%-98%  
 ~150 surplus Junior noncommissioned Officer homes rented to unaccompanied military

Unaccompanied members often opt to wait for on base housing as availability off-base is lacking.

Off-base suitable/quality/safe multi-family housing vacancy rate is low. Results in lack of availability or mismatch in housing type to associated BAH.



All numerical data is subject to change without notice based on mission requirements