



# RESIDENT NEWSLETTER

May 1<sup>st</sup>, 2026



## Shipmates,

As we move into May, we welcome warmer weather and new opportunities to continue strengthening the Homeport Hampton Roads communities you call home. Our teams understand that providing a safe, comfortable, and reliable living environment is essential—not just for daily life, but for readiness, focus, and peace of mind. Everything we do, from large-scale improvements to everyday service requests, centers on supporting you and your mission. We are proud of the role we play and grateful for the trust you place in us as we work to serve those who serve our nation.

## Welcoming New Community Leaders

We are pleased to welcome new leadership supporting Iowa Estates, Cole Village, and Newport News.

### **Melissa Lowder – Community Director**

Melissa Lowder joins Homeport Hampton Roads as Community Director, bringing many years of private-sector property management experience focusing on quality of life, team collaboration, and ensuring communities are well-managed and responsive to resident needs.

### **Lonette Davis – Maintenance Director**

Lonette Davis is our new Maintenance Director, previously serving as a Regional Maintenance Director for Amazon. Her background in large-scale operations and safety-focused maintenance supports reliable service and well-maintained properties across our communities.

Please join us in giving Melissa and Lonette a warm welcome. If you see them around the properties, feel free to say hello or give them a high-five, to help them feel at home.

## Appliance & Interior Upgrades

- Washer & Dryer Replacements – Upper Floors (Completed)
- New stackable washer and dryer units have been installed at:
  - NN Manor Homes – 3rd Floor
  - Manor Homes – 3rd Floor
  - Iowa Midrise – 4th Floor
  - Final steps are underway for Iowa Midrise – 3rd Floor.
- Washer & Dryer Planning – Second Floors
  - Planning is currently in progress for washer and dryer upgrades on the second floors at:
    - NN Manor Homes
    - Manor Homes
    - Iowa Midrise
- U20 Mattress Replacement Program
  - Replacement of 245 mattresses at U20 is scheduled for early Spring, continuing our effort to refresh furnishings and enhance resident comfort. This update reflects ongoing feedback shared through the Resident Advisory Board and resident surveys, which help to guide furnishing improvements across the community.

## Community News & Updates

- Iowa Estates Midrise – Fire Alarm System Repairs
  - Emergency fire alarm panel repairs are in the final stages at Iowa Estates Midrise. Working on this project alongside the Fire Department will increase overall life-safety system reliability. We are in the final stages and working toward completion.
- NSA Emergency Backup & Stairwell Lighting
  - Emergency backup units (EBUs) and repairs and replacements of stairwell lighting are underway across all NSA buildings, strengthening emergency preparedness and visibility.

## Community Amenities & Quality-of-Life Projects

### Cole Village Putting Green Refresh

- Planning to refurbish the Cole Village putting green is currently underway, enhancing the outdoor recreation options for residents. The project is anticipated to start in May.

### Iowa Estates Elevator Repairs

- Homeport Hampton Roads has heard your concerns through the Resident Advisory Board. A new project has been approved for multiple elevators at Iowa Estates Mid-Rise to address the ongoing issues throughout the property. Vendor selection is happening now. More updates will be shared as timelines are confirmed.

# GOOD NEWS RESIDENT FEEDBACK

We are proud to share positive feedback submitted by residents across our communities:

### Cole Village Manor Homes

- “Jay was great—he was very friendly, professional, and fixed the problem with excellence. I really appreciated the quality of his work.” — Resident, Cole Village Manor Homes

### Iowa Estates Midrise

- “The technician (Todd F.) was super nice and super quick! Everything was handled efficiently and with care. — Resident, Iowa Estates Midrise

### INAVSTA Building J53

- “Staff members (Ronnie S.) were professional. I received a brand-new sink, and after reviewing their work, it was clearly done the right way. I appreciate the service and how it helps make me feel at home.” — Resident, NAVSTA Building J53

**Thank you to our maintenance teams for continuing to represent Homeport Hampton Roads with professionalism and pride.**

## Local Events

- **May 2:** Hampton Mosaic Festival
- **May 4-5:** Atlantic Coast Kite Festival
- **May 8-9:** Beach Music Weekend
- **May 9-10:** Virginia International PANfest
- **May 15-17:** Bayou Bon Vivant Cajun Music & Food Festival
- **May 16-19:** Pungo Offroad: Monsters on the Beach
- **Late May:** Freekind's Annual Offramps 5K
- **Late May:** Peninsula Pilots Baseball
- **All Month:** Norfolk Tides Baseball

### Leasing Office Contact Information

 (757) 402-4248  
(757) 402-4256  
Monday - Friday 07:30-16:00  
Saturday 08:00-12:00  
 [www.HomeportHR.com](http://www.HomeportHR.com)



#### MAINTENANCE WORK ORDERS

 24-Hour Service Desk  
Norfolk (757) 233-3302 / 288-5232  
Newport News (757) 534-7710  
Or Visit your Resident Portal

## UPCOMING EVENTS

### Norfolk


- May 6 – Ping Pong & Marco's Pizza, 4:00 PM at Iowa Estates
- May 7 - Spades & Marco's Subs, 4:30 PM at Cole Village
- May 8 - Billiards & Marco's Pizza, 5:00 PM at J53
- May 11 - Spades & Marco's Subs, 5:00 PM at J53
- May 12 - Bowling, 5:30 PM at Pierside Lanes
- May 13 - Billiards & Marco's Pizza, 5:00 PM at U20
- May 14 - Dominos and Marco's Pizza, 5:00 PM at SP29
- May 15 - Pool & Marco's Wings, 5:00 PM at Cole Village
- May 16 - Poker & Marco's Pizza, 4:00 PM at Iowa Estates
- May 17 - Pool & Marco's Wings, 5:00 PM at NH156
- May 19 - UNO & Marco's Wings & Things, 6:00 PM at Iowa Estates
- May 22 - Basketball & Marco's Pizza, 6:00 PM at U16
- May 23 - Billiards & Marco's Pizza, 6:00 PM at Iowa Estates
- May 24 - Hot Dogs & Burger Burn, 12:00 PM at SP29
- May 25 - Spades & Marco's Pizza, 5:00 PM at NH156
- May 27 - Movie & Wings, 6:00 PM at U16
- May 31 - Blackjack & Marco's Wings, 5:00 PM at U20

### Newport News


- May 12 - Bowling, 5:30 PM at Pierside Lanes
- May 15 - Billiards & Chanello's Pizza, 5:00 PM
- May 18 - Basketball & Chanello's Wings, 6:00 PM
- May 25 - Cards & Chanello's Pizza, 4:00 PM
- May 29 - Cornhole & Chanello's Pizza, 6:00 PM

If you have already contacted our local Management and Housing office team and are not satisfied with the outcome, or if you have words of praise to share, we encourage you to reach out to our senior management.

**Community Director**  
**Doug Newman**

 [Doug.Newman@HuntCompanies.com](mailto:Doug.Newman@HuntCompanies.com)

**Assistant Community Director**  
**Caprise Strand**

 [Caprise.Strand@HuntCompanies.com](mailto:Caprise.Strand@HuntCompanies.com)



## COMMUNITY TRASH SCHEDULE

LOCATION	# OF CANS/ DESCRIPTION	SCHEDULE DATES
(DBIDS) 1615 Gilbert St J53	Permanent Service	Monday
(DBIDS) 1274 Cowan St U16	9-8yds On Base	Monday/Thursday
3007 Huntington Ave	13-2yds	Monday/Thursday
Cole Village 7850 Inchon Ln	4-8yds	Monday/Thursday
851 Signonella Ave	Mini-Mac Compactors and compactor cans in building, 4 compactors - 6 cans	Dumped onto RO Compactor
851 Signonella Ave	Large Compactor at Iowa	Compactor Monitoring System, scheduled Hauls as needed
851 Signonella Ave	Open Top at Iowa	Every Other Tuesday
Iowa Estate 8100 Diven Arch	3-4yd cans (5 on perimeter, (4) 2 yard in garage)	Monday/Wednesday/Friday
Iowa Estate 8100 Diven Arch	1-8yd cans (by loading dock)	Monday/Wednesday/Friday

# MAY

## NORFOLK

SUN	MON	TUE	WED	THU	FRI	SAT
					01 Silver Star Service Banner Day	02
03	04	05	06 Ping Pong & Marco's Pizza at Iowa Estates	07 Spades & Marco's Subs at Cole Village	08 Billiards & Marco's Pizza at J53	09
10 Mother's Day	11 Spades & Marco's Subs at J53	12 Bowling at Pierside Lanes	13 Billiards & Marco's Pizza at U20	14 Dominos & Marco's Pizza at SP29	15 Billiards & Marco's Wings at Cole Village	16 Poker & Marco's Pizza at Iowa Estates Armed Forces Day
17 Billiards & Marco's Wings at NH156	18	19 UNO & Marco's Wings & Things at Iowa Estates	20	21	22 Basketball & Marco's Pizza at U16	23 Billiards & Marco's Pizza at Iowa Estates
24 Hot Dogs & Burger Burn at SP29	25 Spades & Marco's Pizza at NH156 Memorial Day <b>OFFICE CLOSED</b>	26	27 Movie & Wings at U16	28	29	30
31 Blackjack & Marco's Wings at U20						

# MAY

## NEWPORT NEWS

SUN	MON	TUE	WED	THU	FRI	SAT
					01 Silver Star Service Banner Day	02
03	04	05	06	07	08	09
10 Mother's Day	11	12 Bowling at Pierside Lanes	13	14	15 Billiards & Chanello's Pizza	16 Armed Forces Day
17	18 Basketball & Chanello's Wings	19	20	21	22	23
24	25 Cards & Chanello's Wings Memorial Day <b>OFFICE CLOSED</b>	26	27	28	29 Cornhole & Chanello's Pizza	30
31						