

FOR IMMEDIATE RELEASE
May 19, 2011

CONTACT: LAURA McCrory (601-707-5738)

BYRAM TOWN CENTER –OFFICIAL GROUND BREAKING

BYRAM, MS (Hinds County) – The official ground breaking of the Byram Town Center development occurred Tuesday, May 17, 2011. The 70+ acre mixed use project is located ¼ mile west of Interstate-55, in the southwest corner of Siwell Road and Terry Road, in the heart of Byram. This is public-private partnership between the Hinds County School District and SouthEast Properties, LLC.

Yandell Wideman, President of SouthEast Properties, LLC is the developer of the project. He began working on this project in 2007. Mr. Wideman said “while the economy has changed since we started working on this project, our vision for Byram Town Center has not. We are excited that the Hinds County School District has chosen us to be their partners on this project. We recognize this project as contemplated will be a huge undertaking and will take many years to fully develop. But as the economy recovers, we plan to move forward in phases as we are able to attract businesses to our development.”

The town center concept is based upon a “movement” throughout the U.S. known as New Urbanism. The initial design of Byram Town Center has incorporated many of the New Urbanism elements: (1) green space in the center of the development to hold outdoor activities, entertainment, musical performances, etc. (2) a variety of retail, office and restaurant space to supply the needs of the community (3) narrow streets with large sidewalks to slow traffic through the development (4) and civic anchors. “We are working to relocate the existing library into our development”, said Laura McCrory, Director of Marketing for SouthEast Properties, LLC. Mrs. McCrory is also the leasing and sales agent for the project. “The library has one of the highest circulations in the entire county and is currently undersized for its capacity. We would also like for this to become the home of the future City Hall of Byram,” said Mrs. McCrory. Other civic anchors planned for the project include a civic center to serve for multiple purposes and open air pavilions for the community to use.

Many of the surrounding sister cities in the metropolitan area are adopting this new urbanism/town center plan as well as many other cities in the U.S. “But, Byram is at an advantage,” said Mrs. McCrory, because most of these cities are trying to figure out how to relocate all their civic buildings, retail, etc. in one area and Byram has the ability to start now at Byram Town Center.

Phase 1 of Byram Town Center has already started. It will consist of seven outparcels available for sale. They have already sold the corner outparcel to Super D Drug Store and the adjacent outparcel on Siwell Road to Newk’s Express Café. Also, Burger King is under contract to purchase an outparcel on Siwell Road. “We are talking with many other local, regional, and national retail and restaurant establishments to take the remaining outparcels”, said Mrs. McCrory.

“We want to bring quality retail development and restaurants to the citizens of Byram to offer them more choices so they will be able to stay in the city limits. Right now, tax dollars are leaving the city and we want to see them stay in Byram which will in turn grow this new city,” said Mrs. McCrory. “They want to pave streets, build fire departments, purchase fire trucks and police cars---new tax dollars help them accomplish those goals.”

Also speaking at the ground breaking were Superintendent of the Hinds County School District Dr. Stephen Handley, Mayor of Byram Nick Tremonte and Hind County Supervisor George Smith. Over 100 people were in attendance to mark the occasion.

***For more information about sales and leasing opportunities at Byram Town Center
contact Laura McCrory at 601.707.5738, or by email laura@seprop.com***