



NOW WE'RE COOKING

We got a hankerin' for some **Texas chow** with an urban ranch ambiance, but we won't fret none, pardner. Come springtime, we can mosey on over to that fancy Park Seventeen in **Uptown** and git 'er done at chef **Stephan Pyles'** newest (and yet-to-be-named) restaurant.



Granite director of leasing **Jim Kirchhoff** tells us this will be Stephan's **third Uptown restaurant** and will create a destination for both locals and visitors. With the thriving Uptown/Downtown (think the Arts District, AAC, the Dallas Convention Center, the future Woodall Rogers Park, and the Perot Museum of Nature and Science), Stephan's new restaurant will be one more reason to visit, he tells us. Opening in the spring, the **120-seat restaurant** will feature a margarita and martini bar, taco bar, **wood fire grill** and will serve lunch on weekdays, dinners Monday through Saturday, and possibly add a Sunday brunch at some time.



The dealmakers: UCR's **Jack Gosnell**, Jim, Stephan's partner **George Majdalani**, Stephan, The Retail Connection's **Mitch Traub**, Granite's **Robert Jimenez**, and Gordon & Rees' **John Theirl**. The breakdown: Stephan was represented by Jack and his attorney, John. Granite's properties' team included Jim and Robert, with the assistance of retail leasing agents Mitch with TRC colleagues **Wyatt Russo** and **Jim Weir**.



The more than **7,000 SF** restaurant will be on the ground floor facing Akard Street of the **17Seventeen McKinney** office tower. Robert tells us the deal has been in the works more than 18 months but the wait will be worth it. The menu will be derived from the cultural and ethnic influences inherent in Texas, including Southern, Mexican, and cowboy with hopes of evoking the spirit of his '90s-era restaurant, **Star Canyon**. Jim says the restaurant will be a big convenience of the office users at **17Seventeen McKinney**, who'll go for personal dinners, business meetings, and company functions. We think it will be important to have a **mojito** on the way home from the office.