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BUILDING NEWS

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MEMBER SPOTLIGHT: J. WAYNE HIOTT, FOUNDER/ OWNER, TYLER CHANDLER HOMES

by Drew Clark

J. Wayne Hiott has been actively involved in the Georgia building community for many years. Before founding Tyler Chandler Homes in 2014, Hiott worked with other builders around the state, but he wanted to build closer to downtown Marietta. Before he found roots there, Hiott started out in Decatur, then moved to Kirkwood, East Atlanta, Reynoldstown, Edgewood and Adair Park. Tyler Chandler Homes is currently based out of Marietta.

During the company's beginnings, Hiott and his team planned small subdivisions, and they gradually found their niche in building neighborhoods with fewer than 50 units. To Hiott, when planning a subdivision, the most important factor is to establish a community so residents are able to connect with one another. For example, Tyler Chandler-built neighborhoods do not allow the building of high-reaching privacy fences, which reiterates the sense of community the company strives toward. Hiott says the homes are built to provide residents with enough privacy and security that fences are not necessary. "[Residents can] certainly have a fence, but it's got to meet our architectural standards, which in the case of most of these is a 4-foot-high aluminum fence you can see through," Hiott said, "because we just didn't want people walling off from their neighbors."

Tyler Chandler Homes has roots in craftsman architecture, which can be found in scattered lots throughout downtown Atlanta. "I wanted to kind of carry some of that architecture and design to this area," Hiott said of Marietta. Craftsman architecture is seen throughout Hiott's subdivisions, specifically Pevensie Preserve. With floor plans named after characters from "The Chronicles of Narnia" novels, Pevensie Preserve is a 39-unit, 55+ active adult community, and it is one of the company's biggest accomplishments so far. The Aslan, the Caspian, the Edmund and the Lucy are all three-bedroom, three-bathroom floor plans that span from 1,925 square feet to 2,625 square feet.

Hiott is very proud of what Tyler Chandler Homes achieved with Pevensie Preserve,

calling it the "pinnacle" of the company so far. "We've built houses, and we've done developments, but this is one that we did everything from start to finish," he said. "We bought the land, developed the lots and built it all the way out to the finish."

A major goal of Hiott's is to build affordable, accessible homes and to give people a good value for their money. In addition to the high-end finishes in the homes themselves, they are energy-efficient and have lawn maintenance and irrigation systems. Residents of the neighborhood have access to a clubhouse, a community garden (fittingly named the Tumnus Community Gardens), a gated entrance and a dog park. Even with all these amenities, homes in Pevensie Preserve start out just in the high \$300,000 range. However, by the time of writing, the last available homes in the subdivision have sold. Nevertheless, if a home ever goes up for sale in the Pevensie Preserve neighborhood, you don't need a wardrobe to travel there — it is located right off the East/West Connector in southwest Marietta.

With accomplishments and involvement in the construction world, Hiott is also very active in the Greater Atlanta Home Builders Association. Being plugged in with other builders and suppliers is a tremendous benefit of being involved with GAHBA, Hiott says. He attends as many events as he possibly can, and he is a member of a few association councils as well. Firstly, he serves as chairman of the Atlanta 55+ Housing Council, which is dedicated to industry professionals who specialize in building 55+ communities. Hiott described

the 55+ Council as "a great group of people;" their responsibilities include putting on programs that meet the needs of the council and providing opportunities for networking (and making sure these opportunities are interesting and informative).

Hiott is also a part of the Builder/Developer/Lender Council, whose purpose is to provide an outlook of what builders, developers and lenders want within the industry. Hiott describes the council as an "interactive dialogue." Usually, the council will host a speaker — normally an economist — who discusses quarterly housing market updates with the council, detailing findings in the Atlanta and sometimes national markets.

After completing Pevensie Preserve, Hiott has a lot of projects ahead of him. He has identified two 55+ subdivisions, one located in Powder Springs and the other in Acworth, as his next business ventures. "I see us continuing to grow," Hiott said of Tyler Chandler Homes' future. Hiott is also looking to expand into some of the northern and western counties of Cobb County, eventually building new communities in each county.

To learn more about Tyler Chandler Homes, visit their website, tylerchandlerhomes.com, or contact Hiott at whiott@tylerchandlerhomes.com. 🏡

Pevensie Preserve
2320 Tumnus Lane SW
Marietta, GA 30064
(770) 502-6230

The Aslan, Pevensie Preserve



The Lucy, Pevensie Preserve



The Edmund, Pevensie Preserve



MEMBER SPOTLIGHT

The Caspian, Pevensie Preserve

