

Commercial Real Estate: DiHydro seeking N. Tx office space

Premium content from Dallas Business Journal - by Candace Carlisle, Staff writer

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A Michigan-based water treatment company is expanding its business in North Texas to keep up with the migration of vendor contracts and the relative business growth in the state.

[DiHydro Services Inc.](#) plans to operate a satellite office in a newly opened 10,000-square-foot facility at 1411 Walnut Hill Lane in Irving until the company finds an 80,000-square-foot office and industrial building to buy.

The 72-year-old Sterling Heights, Mich. company is seeking a building in North Texas to permanently house a satellite office of the industrial water treatment company.

Officials say they have yet to decide on a location, but would like to purchase the building quickly.

The company is also looking to hire more than 200 employees in the next few years nationally, including North Texas.

DiHydro has seen its customers' companies in the St. Louis, Mo., area move offices and properties to Texas and the company needs a satellite location to keep up with the growing customer base, said **Danny Hutchins**, president of the company.

Some of DiHydro's clients with work in Texas include Dallas-based [Comerica Inc.](#), Chicago-based TVO Groupe Inc. and St. Louis, Mo.-based [Medve Group Inc.](#), among others, he said.

DiHydro isn't the only services business making the decision to open offices in the area, said **John Crawford**, president and CEO of Downtown Dallas Inc.

"We are seeing a spread of small service companies, such as light manufacturing and distribution centers, looking to leave the Midwest and north," Crawford said. "The bigger companies will follow, such as law firms, architects and advertising agencies. They may not move their headquarters, but they are opening up branch offices or satellite offices."

With Texas' relatively few tax regulations, there's a macro draw to the state, which trickles down to North Texas being an attractive place to relocate and expand business, Crawford said.

"In my 35 years of doing this, I have not seen as much out-of-state interest as we have today," he said.