

PRACTICES

Real Estate
Water Resources
Resorts and Hospitality
Environmental
Leasing
Commercial and Industrial Finance
Corporate
Master Planned Communities
Environmental Transactions

INDUSTRIES

Fitness and Outdoor Recreation
Mining
Data Centers

EDUCATION

University of Colorado Law School, J.D., 2009

Colorado State University, M.Ed., 2004
Dean's List

University of Colorado, B.A., 2003
magna cum laude
Dean's List

BAR ADMISSIONS

Colorado

Kylie Crandall

Partner

1800 Broadway, Suite 300, Boulder, CO 80302

P 303.473.4819

kjcrandall@hollandhart.com

Kylie has a diverse practice that focuses on broad aspects of real estate, water and project development, including acquisition, financing, water and land use planning, development, leasing, managing, and operating.

Her client base includes a wide range of individuals and industries – from developers, municipalities, other governmental entities, lenders, natural resource, and energy companies to small business owners and farming and ranching families.

Kylie serves as a member of Holland & Hart's Management Committee, which oversees the management and strategic direction of the entire firm. She previously served as the Administrative Partner of the Boulder office.

EXPERIENCE

Real Estate and Project Development

Kylie assists in all aspects of real estate transactions and commercial and agricultural development. She regularly assists clients throughout the life-cycle of real estate and water development projects, and negotiates the contracts required for every stage, including the contracts required for acquisition, disposition, leasing, and day-to-day operation.

Water

Kylie handles all facets of water law in Colorado, including guiding clients through purchase and sale of water rights, water court litigation and related administrative proceedings.

Leasing

Kylie represents both landlords and tenants in a variety of commercial leasing matters involving both real estate and water, including leases for multi-tenant commercial office space, retail and restaurant leases, build-to-suit leases, ground leases, and agricultural, water, farm and grazing leases throughout the United States.

Corporate

Kylie has experience developing solutions to the diverse business concerns of her various clients, including corporate organization and governance issues as they are related to real estate and water transactions.

CLIENT RESULTS

U.S. counsel for an international water and real estate investment company in the acquisition, financing, development, and disposition of real estate and water rights.

Outside counsel for a Colorado-based commercial property developer.

Guides clients in the acquisition and disposition of ranches and ranch land (including operational and recreational ranches) in the Rocky Mountain West, including Colorado, Montana, New Mexico, and Wyoming, often including implementation of new operations, land use and water development plans post-closing.

Outside counsel for a $171,000,000 environmental and recreational development project to increase water storage for Front Range municipal and irrigation water providers.

Represented clients in the acquisition of property and water rights necessary for natural gas, solar and wind powered electrical generation projects.

Developer's counsel in the construction, leasing, and sale of a significant industrial development in Denver.

Water rights counsel for Colorado municipality seeking to secure significant recreational in-channel diversion water rights to enhance its recreational opportunities, which involves advising the client on many related issues including rights-of-way, municipal issues, complex Colorado interstate compact issues, and multi-state issues.

PUBLICATIONS

"A Dialogue Between Generations," *The Colorado Lawyer*

SPEAKING ENGAGEMENTS

"Water Transfers: How to Keep it All in the Pail When You Hand it Over," *Colorado Bar Association, Real Estate Symposium Presentation*, 2016

RECOGNITION

- *The Best Lawyers in America*®, Water Law, 2023-2027
- Colorado Super Lawyers® Rising Stars, Energy & Resources, 2018

PROFESSIONAL AND CIVIC AFFILIATIONS

- American Bar Association, Member
- American Bar Association SEER Water Resources Committee, Membership Committee Co-Chair
- Colorado Bar Association, Member
- Colorado Bar Association, Water Section, Past Officer and

Advisory Board Member

- Boulder Ballet, Past President and current Advisory Board Member
- University of Colorado Law School, Ambassador
- Denver Metro Chamber Leadership Foundation - Legacy Denver, 2011