

CITY OF MADISON, WISCONSIN

REPORT OF THE CITY ATTORNEY

AUTHOR: Jason Donker

DATED: March 18, 2025

TO THE MAYOR AND COMMON COUNCIL:

RE: EXCESSIVE ASSESSMENT: Eric Hatchell, Foley & Lardner, LLP, attorney for University Row Apartments, LLC – Excessive Assessment - \$193,188.99

Claimant University Row Apartments, LLC, claims a refund for excessive real property tax pursuant to Wis. Stat. § 74.37 for their 2024 taxes for their properties located at 725 and 727 University Row. The claimant alleges that the combined assessed values should be no higher than \$17,654,500 for 2024, and the property taxes should be no higher than \$312,370.06. The Claimant seeks a refund of \$193,188.99, plus interest.


The City Assessor valued the properties at \$6,059,000 and \$22,508,300 respectively for tax year 2024. The Claimant challenged the 2024 assessments before the Board of Review, and they sustained the assessments. The 2024 combined real property taxes were \$505,559.05.

I have consulted with the Office of the Assessor, and we are of the opinion that the Board of Review determined the appropriate assessed value for 2024.

For the foregoing reasons, I recommend denial of the subject claim.

NOTE: This claim was received on January 27, 2025, and pursuant to Wis. Stat. § 74.37(3)(a) if no action is taken on this claim by the Common Council within ninety (90) days of filing the claim, it is considered disallowed.

Respectfully submitted,



Jason Donker
Assistant City Attorney