

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE SOUTHERN DISTRICT OF TEXAS  
HOUSTON DIVISION**

IN RE:	§ Chapter 11
	§
Stage Stores, Inc., <i>et al</i> , <sup>1</sup>	§ Case No. 20-32564 (DRJ)
	§
Debtors.	§ (Jointly Administered)

**JOINDER IN OBJECTION TO CONFIRMATION OF  
JOINT AMENDED CHAPTER 11 PLAN OF  
STAGE STORES, INC. AND SPECIALTY RETAILERS, INC.**

Certain landlords affiliated with Brookfield Property Retail, Inc. (the “*Brookfield Landlords*”) hereby file this joinder to the objection Docket No. 666] (the “*Objection*”) of Galleria 2425 Owner, LLC (“*Galleria 2425*”) to confirmation of the *Joint Amended Chapter 11 Plan of Stage Stores, Inc. and Specialty Retailers, Inc.* [Docket No. 536] (the “*Amended Plan*”) and, in support thereof, respectfully states as follows:

1. The Debtors lease retail space from the Brookfield Landlords in various retail shopping centers under terms set forth in certain unexpired leases of nonresidential real property. These locations are identified in Exhibit 1, attached hereto.

2. The Brookfield Landlords join in Galleria 2425’s Objection to the overbreadth of the proposed release provisions contained in Article VIII of the Amended Plan and adopt the arguments and authorities advanced in the Objection.

3. For the avoidance of doubt, by this joinder, the Brookfield Landlords object to, and do not consent to, any of the release and other nonconsensual provisions of Article VIII of the Amended Plan and hereby opt out of all such provisions.

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<sup>1</sup> The Debtors in these chapter 11 cases, along with the last four digits of each Debtor’s federal tax ID number, are: Stage Stores, Inc. (6900) and Specialty Retailers, Inc. (1900). The Debtors’ service address is: 2425 West Loop South, Houston, Texas 77027.



WHEREFORE, the Brookfield Landlords respectfully request that the Court grant relief consistent with the Objection and this Joinder.

Dated: August 10, 2020

Respectfully submitted,

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*Counsel for Brookfield Property Retail,  
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**CERTIFICATE OF SERVICE**

I hereby certify that, on August 10, 2020, a true and correct copy of the foregoing document was served by the Electronic Case Filing System for the United States Bankruptcy Court for the Southern District of Texas on those parties registered to receive electronic notices.

/s/ Michael P. Cooley  
Michael P. Cooley

**Exhibit 1**

<b>Landlord</b>	<b>Premises</b>	<b>Location</b>
Champaign Market Place L.L.C.	Market Place Shopping Center	Champaign, IL
North Plains Mall, LLC	North Plains Mall	Clovis, NM
Pinnacle Hills, LLC	Pinnacle Hills Promenade	Rogers, AR
Washington Park Mall, LLC	Washington Park Mall	Bartlesville, OK