

# MEETING OF THE STATE TAX COMMISSION OF MISSOURI

## AGENDA

Tuesday, June 15, 2021

1:30 p.m.

- I. Original Assessment Certification**
  - A. Document #1 (& Attachments 1A – 1B) – Certification of Centrally Assessed Railroad and Utility Companies
  - B. Document #2 (& Attachments 2A – 2B) – Certification of Commercial Aircraft Owned by Airlines
  - C. Document #3 (& Attachments 3A – 3B) – Certification of Commercial Aircraft Owned by Others
  - D. Document #4 – Staff Additional Information to the Commission
  
- II. Stipulations**
  - A. Exhibit A, 1 - 52
  
- III. Dismissals**
  - A. Exhibit B, 1 - 3
  
- IV. Administration**
  - A. STC Calendar Update
  - B. Approval of Minutes
    - (Meeting of the State Tax Commission of Missouri dated June 8, 2021, and Closed Meeting dated June 8, 2021)
  - C. Section Update
  - D. MSAA September Course Curriculum
  - E. Quarterly Reimbursement Form Revision
  
- V. Legal**
  - A. Section Update
  
- VI. Local Assistance**
  - A. Section Update
  - B. Request to Attend Missouri Mappers Annual Meeting
  
- VII. Original Assessment**
  - A. Section Update
  
- VIII. Property Tax/Legislative Items**
  - A. 2022 Legislative Proposals
  
- IX. Commission Comments**
  - A. Annual Report Recommendations and Process
  
- X. Closed Session**
  - A. Personnel – Sections 610.021(3) and (13)

A PORTION OF THE MEETING MAY BE CLOSED TO DISCUSS PERSONNEL OR LITIGATION MATTERS PURSUANT TO SECTION 610.021, RSMo

**XI. Open Session**

**XII. Adjournment**

Exhibit A. – Stipulations

#	Appeal Number	Name	County	Current Assd Value	Stipulated Assd Value	Diff	Tax Years
1	19-30313	Friendship Manor Senior Housing LP	Jackson	\$492,006	\$399,000	18.90%	2019-2020
2	20-10009	Adam Winfrey	St. Louis	\$22,650	\$17,100	24.50%	2020
3	20-10021	Chapter 100 City of Hazelwood	St. Louis	\$1,248,000	\$392,000	28.82%	2020
4	20-10024	E HENRY PROPERTIES LLC	St. Louis	\$592,000	\$421,380	86.15%	2020
5	20-10025	9521 MISSOURI VENTURES LLC	St. Louis	\$832,000	\$115,200	63.27%	2020
6	20-10026	SCHNUCK MARKETS INC ATTN MARY H MOORKAMP	St. Louis	\$784,000	\$288,000	63.27%	2020
7	20-10030	DESCO INVESTMENT COMPANY L L C SCHNUCKS MARKET INC	St. Louis	\$180,670	\$104,800	41.99%	2020
8	20-10031	DESCO INVESTMENT COMPANY L L C SCHNUCKS MARKET INC	St. Louis	\$1,998,530	\$1,159,200	42.00%	2020
9	20-10033	SLW REAL ESTATE LLC RASH and ASSOCIATES LP	St. Louis	\$517,090	\$392,000	24.19%	2020
10	20-10035	11505 Olive LLC	St. Louis	\$20,350	\$16,060	21.08%	2020
11	20-10036	11505 Olive LLC	St. Louis	\$1,092,540	\$862,270	21.08%	2020
12	20-10037	11505 Olive LLC	St. Louis	\$241,340	\$190,460	21.08%	2020
13	20-10038	LITTLE SHERMAN C and DELAINE K REV TRUST	St. Louis	\$720,000	\$584,000	18.89%	2020
14	20-10041	MCMANUS HOLDINGS LLC	St. Louis	\$554,820	\$425,600	23.29%	2020

15	20-10042	T and M REALTY COMPANY LLC	St. Louis	\$172,800	\$73,600	57.41%	2020
16	20-10043	WILDWOOD SQUARE L L C	St. Louis	\$1,446,910	\$963,200	33.43%	2020
17	20-10047	410 N TENTH L L C	St. Louis	\$298,500	\$232,000	22.28%	2020
18	20-10049	SLAVIK INVESTMENTS INC	St. Louis	\$336,000	\$224,000	33.33%	2020
19	20-10051	SILVER PROPERTIES MO LLC	St. Louis	\$838,340	\$350,370	58.21%	2020
20	20-10052	The Otto Partnership	St. Louis	\$928,000	\$768,000	17.24%	2020
21	20-10222	ST. LOUIS TITLE, LLC QI FOR WOODSON PROFESSIONAL	St. Louis	\$288,000	\$137,600	52.22%	2020
22	20-10326	Steven Azinger	St. Louis	\$253,940	\$218,500	13.96%	2020
23	20-10331	Property Management Partners LLC	St. Louis	\$13,300	\$12,640	4.96%	2020
24	20-10332	Saturn Properties LC	St. Louis	\$8,850	\$8,360	5.54%	2020
25	20-10333	Saturn Properties LC	St. Louis	\$17,120	\$13,980	18.34%	2020
26	20-10334	Property Management Partners LLC	St. Louis	\$15,690	\$12,350	21.29%	2020
27	20-10335	Property Management Partners LLC	St. Louis	\$16,550	\$14,250	13.90%	2020
28	20-10336	Property Management Partners LLC	St. Louis	\$16,000	\$11,780	26.38%	2020
29	20-10339	Saturn Properties LLC	St. Louis	\$9,580	\$8,000	16.49%	2020
30	20-10340	Venus Properties LLC	St. Louis	\$11,550	\$10,640	7.88%	2020
31	20-10341	P H Invest V LLC	St. Louis	\$8,280	\$4,940	40.34%	2020
32	20-10342	JD Investment Solutions LLC	St. Louis	\$25,100	\$16,150	35.66%	2020
33	20-10343	MARS Properties LLC	St. Louis	\$10,110	\$9,500	6.03%	2020
34	20-10344	Saturn Properties LC	St. Louis	\$11,700	\$6,840	41.54%	2020
35	20-10346	Saturn Properties LC	St. Louis	\$7,580	\$7,030	7.26%	2020
36	20-10347	Aly Gumballs LLC	St. Louis	\$11,510	\$7,600	33.97%	2020
37	20-10348	Saturn Properties LLC	St. Louis	\$12,960	\$10,430	19.52%	2020
38	20-10349	HTA LLC	St. Louis	\$8,130	\$6,080	25.22%	2020
39	20-10350	HTA LLC	St. Louis	\$9,230	\$7,980	13.54%	2020

40	20-10351	DAVIS MANAGEMENT GROUP LLC	St. Louis	\$17,500	\$14,250	18.57%	2020
41	20-10352	LONDON ENTERPRISES LLC	St. Louis	\$17,500	\$16,150	7.71%	2020
42	20-10353	Maryland Management Group 1 LP	St. Louis	\$39,330	\$38,000	3.38%	2020
43	20-10354	Pelican Partner I LP	St. Louis	\$27,950	\$12,920	53.77%	2020
44	20-10355	James A Sachar	St. Louis	\$99,090	\$86,050	13.16%	2020
45	20-10356	George and Andrea Kloster	St. Louis	\$129,140	\$119,700	7.31%	2020
46	20-10385	Bryce Holdings LLC	St. Louis	\$34,140	\$31,540	7.62%	2020
47	20-10389	LONDON ENTERPRISES LLC	St. Louis	\$17,500	\$14,250	18.57%	2020
48	20-10390	LONDON ENTERPRISES LLC	St. Louis	\$17,500	\$15,200	13.14%	2020
49	20-10391	318 SH 2N LLC	St. Louis	\$37,620	\$36,100	4.04%	2020
50	20-60000	HERMITAGE LUMBER, INC	Hickory	\$51,850	\$51,850	0.00%	2020
51	20-60001	HERMITAGE LUMBER, INC	Hickory	\$55,300	\$55,300	0.00%	2020
52	20-60002	HERMITAGE LUMBER, INC	Hickory	\$535,220	\$524,280	2.04%	2020

Exhibit B. – Dismissals

#	Appeal Number	Name	County
1	20-10050	Silver Properties Mo LLC	St. Louis
2	20-10392	Marianne Lynch	St. Louis
3	20-30044	I-70 Auto Service, Inc	Jackson