

**STATE TAX COMMISSION OF MISSOURI**  
**MEETING OF THE STATE TAX COMMISSION OF MISSOURI MINUTES**

Approved 03/08/2022  
Page 1 of 1  
Minutekeeper's Initials  
sj\_\_\_\_\_

**Date:** 02/22/2022

**Time:** 1:30 p.m.

**Place:** 421 East Dunklin Street  
DOLIR Training Room 1 South and  
Webex Conference Call

**Recess/Reconvene Notes:**

► **Members Present:**

- Gary Romine (GR), Chairman
- Victor Callahan (VC), Commissioner
- Will Kraus (WK), Commissioner

**Staff/Others Present:**

S. Jacobs (SJ), Administrative Secretary  
J. Schmidt (JS), Appraisal and Assessment  
Manager, Local Assistance  
J. Smith (JLS), Appraisal and Assessment  
Manager, Original Assessment  
S. Wankum (SW), Miscellaneous Professional  
A. Westermann (ASW), Chief Counsel  
D. Wood (DW), Legislative/Policy Analyst

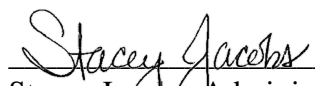
► **Review Minutes from Previous Meeting**

- Approved
- Corrected as follows:

► **Agenda**

- GR called the meeting to order at 1:30 p.m.
- WK made a motion to close a portion of the meeting to discuss personnel matters per Sections 610.021(3) and (13), RSMo. The motion was seconded by VC. The meeting went into closed session at 1:46 p.m. WK made a motion to reopen the meeting at 2:29 p.m. VC seconded the motion. The meeting reopened at 2:29 p.m.
- VC made a motion to adjourn the meeting at 2:29 p.m. The motion was seconded by WK. The meeting was adjourned at 2:29 p.m.

  
\_\_\_\_\_  
Gary Romine, Chairman

  
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Stacey Jacobs, Administrative Secretary

# STATE TAX COMMISSION OF MISSOURI

Posted: 02/18/2022

## NOTICE OF MEETING

### MEETING OF THE STATE TAX COMMISSION OF MISSOURI

TIME: SCHEDULED FOR 1:30 P.M.  
DATE: TUESDAY, FEBRUARY 22, 2022

PLACE: OFFICE OF THE STATE TAX COMMISSION  
421 East Dunklin Street  
DOLIR Training Room 1 South  
Jefferson City, MO 65101  
and  
WEBEX MEETING/CONFERENCE CALL

WEBEX MEETING DETAILS:

<https://stateofmo.webex.com/stateofmo/j.php?MTID=m3c63c24599563e3fc62cb97baece50ab>

Meeting number (access code): 2468 695 9267 Meeting password: CPenpjD5r23

**Join from a video system or application**

Dial [24686959267@stateofmo.webex.com](https://stateofmo.webex.com)

You can also dial 173.243.2.68 and enter your meeting number.

**Tap to join from a mobile device (attendees only)**

[+1-650-479-3207](tel:+16504793207),[24686959267##](tel:+16504793207) Call-in toll number (US/Canada)

**Join by phone**

1-650-479-3207 Call-in toll number (US/Canada)

# MEETING OF THE STATE TAX COMMISSION OF MISSOURI

## AGENDA

Tuesday, February 22, 2022

1:30 p.m.

- I. Stipulations**
  - A. Exhibit A., 1 – 31
- II. Dismissals**
  - A. Exhibit B., 1 – 25
- III. Administration**
  - A. STC Calendar Update
  - B. Approval of Minutes  
(Meeting of the State Tax Commission dated February 8, 2022, and Closed Meeting Minutes dated February 8, 2022)
  - C. Section Update
- IV. Legal**
  - A. Section Update
- V. Local Assistance**
  - A. Section Update
- VI. Original Assessment**
  - A. Section Update
- VII. Property Tax/Legislative Items**
- VIII. Commission Comments**
- IX. Closed Session**
  - A. Personnel – Sections 610.021(3) and (13)<sup>1</sup>
- X. Open Session**
- XI. Adjournment**

Portions of this meeting may be closed to the public to discuss litigation and personnel matters pursuant to Section 610.021, RSMo. 2004

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<sup>1</sup> All statutory references are to RSMo, 2000, as amended, unless otherwise indicated.

**Topic:** Stipulations

**Motion(s)/Comments:** ASW presented the Stipulations that were ready for approval, which were listed on Exhibit A. of the agenda. WK made a motion to approve the Stipulations on Exhibit A. VC seconded the motion.

**Vote/Action Taken:**

**Gary Romine, Chairman**

**Victor Callahan, Commissioner**

**Will Kraus, Commissioner**

**Yea**

**Yea**

**Yea**

**Nay**

**Nay**

**Nay**

**Abstain**

**Abstain**

**Abstain**

**Continue Discussion/Vote until meeting at:**

**Date:**

**Time:**

**Place:**

**Specific directions for the interim period:**

**Topic:** Dismissals

**Motion(s)/Comments:** ASW presented the Dismissals that were ready for approval, which were listed on Exhibit B. of the agenda. WK made a motion to approve the Dismissals on Exhibit B. VC seconded the motion.

**Vote/Action Taken:**

**Gary Romine, Chairman**

**Victor Callahan, Commissioner**

**Will Kraus, Commissioner**

**Yea**

**Yea**

**Yea**

**Nay**

**Nay**

**Nay**

**Abstain**

**Abstain**

**Abstain**

**Continue Discussion/Vote until meeting at:**

**Date:**

**Time:**

**Place:**

**Specific directions for the interim period:**

**Topic:** Approval of Minutes

**Motion(s)/Comments:** Approval of minutes from the Meeting of the State Tax Commission of Missouri dated February 8, 2022, and Closed Meeting Minutes dated February 8, 2022. WK made a motion to approve the minutes for the Meeting of the State Tax Commission of Missouri dated February 8, 2022, and Closed Meeting Minutes dated February 8, 2022. VC seconded the motion.

**Vote/Action Taken:**

**Gary Romine, Chairman**

**Victor Callahan, Commissioner**

**Will Kraus, Commissioner**

**Yea**

**Yea**

**Yea**

**Nay**

**Nay**

**Nay**

**Abstain**

**Abstain**

**Abstain**

**Continue Discussion/Vote until meeting at:**

**Date:**

**Time:**

**Place:**

**Specific directions for the interim period:**

**Topic:** Administration Section Update

**Motion(s)/Comments:** SJ presented the Administration Section Update and discussed the section progress and projects.

**Informational Meeting, No Vote Taken:**

**Topic:** Legal Section Update

**Motion(s)/Comments:** ASW presented the Legal Section Update regarding the status of various Legal projects, goals, and schedules for the Senior Hearing Officers for the upcoming weeks.

**Informational Meeting, No Vote Taken:**

**Topic:** Local Assistance Section Update

**Motion(s)/Comments:** JS presented the Local Assistance Section Update and discussed the progress for the 2021 cycle.

**Informational Meeting, No Vote Taken:**

**Topic:** Original Assessment Section Update

**Motion(s)/Comments:** JLS presented the Original Assessment Section Update and discussed the progress for the 2022 cycle.

**Informational Meeting, No Vote Taken:**

**Topic:** Property Tax/Legislative Items

**Motion(s)/Comments:** DW presented the legislative update and provided the status of various bills.

**Informational Meeting, No Vote Taken:**

Exhibit A. – Stipulations

#	Appeal Number	Name	County	Current Assd Value	Stipulated Assd Value	Diff	Tax Years
1	21-10005	Adam B Schneider	St. Louis	\$141,530	\$106,780	24.55%	2021-2022
2	21-10018	Ralph Glaser	St. Louis	\$116,410	\$112,840	3.07%	2021-2022
3	21-10062	David M Johnson	St. Louis	\$33,950	\$29,450	13.25%	2021-2022
4	21-10063	Reney Christy Morrow	St. Louis	\$30,510	\$27,890	8.59%	2021-2022
5	21-10069	Andrew Srenco	St. Louis	\$691,240	\$589,000	14.79%	2021-2022
6	21-10072	Paul Staryak	St. Louis	\$63,180	\$55,100	12.79%	2021-2022
7	21-10073	Sangmok Lee	St. Louis	\$136,250	\$121,600	10.75%	2021-2022
8	21-10074	Amplegood LLC	St. Louis	\$58,730	\$46,360	21.06%	2021-2022
9	21-10088	Matthew Scott Murphy	St. Louis	\$134,030	\$9,500	92.91%	2021-2022
10	21-10094	Ira Brodsky	St. Louis	\$100,110	\$93,800	6.30%	2021-2022
11	21-10099	Stella Ann Costas	St. Louis	\$81,260	\$66,980	17.57%	2021-2022
12	21-10123	Jianguo Liu	St. Louis	\$294,500	\$255,550	13.23%	2021-2022
13	21-10124	Earl Keith Travis	St. Louis	\$115,820	\$107,350	7.31%	2021-2022
14	21-10134	Mary Catherine Zeilmann	St. Louis	\$54,250	\$43,620	19.59%	2021-2022
15	21-10135	Eric Robert Trautman	St. Louis	\$50,290	\$48,580	3.40%	2021-2022
16	21-10136	Carol Pudlowski	St. Louis	\$113,560	\$106,590	6.14%	2021-2022
17	21-10191	Elainae Marie Benz	St. Louis	\$27,870	\$23,900	14.24%	2021-2022
18	21-10216	Jeffrey W Todisman	St. Louis	\$62,610	\$51,300	18.06%	2021-2022
19	21-10219	Ahmed Eleven LLC	St. Louis	\$912,000	\$684,000	25.00%	2021-2022
20	21-10220	Randolph M Losito	St. Louis	\$90,060	\$83,030	7.81%	2021-2022
21	21-18287	Mark Finney	St. Louis	\$67,050	\$54,150	19.24%	201-2022
22	21-20046	M C Thiel Properties LLC	City of St. Louis	\$571,600	\$258,040	54.86%	2021-2022
23	21-30083	Hidden Lake Realty LLC	Jackson	\$399,000	\$346,940	13.05%	2021-2022
24	21-30084	Hidden Lake Realty LLC	Jackson	\$8,170	\$8,170	0.00%	2021-2022
25	21-30085	Hidden Lake Realty LLC	Jackson	\$292,791	\$254,600	13.04%	2021-2022
26	21-30086	Hidden Lake Realty LLC	Jackson	\$250,041	\$217,550	12.99%	2021-2022
27	21-30087	Hidden Lake Realty LLC	Jackson	\$486,780	\$423,510	13.00%	2021-2022
28	21-30088	Hidden Lake Realty LLC	Jackson	\$200,260	\$174,230	13.00%	2021-2022
29	21-30152	Monticello Property Owners Association	Jackson	\$15,200	\$2	99.99%	2021
30	21-30184	Kelly M and Rochella D Bickford	Jackson	\$29,830	\$19,000	36.31%	2021
31	21-79022	Freeman Real Estate Holdings LLC	Platte	\$502,623	\$394,918	21.43%	2021-2022

Exhibit B. – Dismissals

#	Appeal Number	Name	County
1	21-10126	Monika Ursula Kopfinger	St. Louis
2	21-10545	Grannemann Enterprises LLC	St. Louis
3	21-10550	Grannemann Enterprises LLC Series 1	St. Louis
4	21-10568	Grannemann Todd & Mary H/W	St. Louis
5	21-16015	David Gufler	St. Louis
6	21-18393	Norman Meyer	St. Louis
7	21-18743	Grannemann Todd & Mary H/W	St. Louis
8	21-20007	Karen Hwang Lu	City of St. Louis
9	21-20019	Elking Properties LLC	City of St. Louis
10	21-20041	Murphy Blair Assoc II	City of St. Louis
11	21-30089	Atlanta Healthcare Management LP	Jackson
12	21-30107	Debbie Fuller	Jackson
13	21-32108	Dencyn Properties LLC	Clay
14	21-32113	Timothy D Harris LLC	Clay
15	21-32114	Timothy D Harris LLC	Clay
16	21-32115	Timothy D Harris LLC	Clay
17	21-32116	Timothy D Harris LLC	Clay
18	21-32117	Star Developmemt	Clay
19	21-32118	Star Developmemt	Clay
20	21-32119	Star Developmemt	Clay
21	21-32120	Star Developmemt	Clay
22	21-32518	Mid Rivers Equities LLC	Clay
23	21-32519	Mid Rivers Equities LLC	Clay
22	21-34005	Michelle Nance	Jefferson
23	21-44551	Lowes Home Centers LLC	Boone
24	21-62503	SFP Pool Six LLC	Jasper
25	21-79021	Freeman Real Estate Holdings LLC	Platte