

Amended 06/28/2022 at 8:00 a.m.

# MEETING OF THE STATE TAX COMMISSION OF MISSOURI

## AGENDA

Tuesday, June 28, 2022

1:30 p.m.

- I. Original Assessment Certifications**
  - A. Attachment 1 – 2022 Certification of Centrally Assessed Railroad and Utility Companies 06-28-2022
  
- II. Memos of Understanding**
  - A. Lawrence County – Residential
  - B. Lawrence County – Commercial
  - C. Osage County – Residential
  - D. Stoddard County – Residential
  
- III. Stipulations**
  - A. Exhibit A., 1 – 56
  
- IV. Dismissals**
  - A. Exhibit B., 1 – 15
  
- V. Form 11s**
  - A. Exhibit C., 1 and 2
  
- VI. Administration**
  - A. STC Calendar Update
  - B. Approval of Minutes  
(Meeting of the State Tax Commission of Missouri dated  
June 14, 2022)
  - C. Section Update
  
- VII. Legal**
  - A. Section Update
  
- VIII. Local Assistance**
  - A. Section Update
  - B. Letters of Concern – Residential Letters for Barry, Lincoln, Moniteau, and Polk
  - C. IAAO Solar Webinar Request
  - D. Missouri Mappers Conference Request
  
- IX. Original Assessment**
  - A. Section Update
  
- X. Property Tax/Legislative Items**
  
- XI. Commission Comments**

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

**XII. Closed Session**

A. Personnel – Sections 610.021(3) and (13)

**XIII. Open Session**

**XIV. Adjournment**

Exhibit A. Stipulations

#	Appeal Number	Name	County	Current Assd Value	Stipulated Assd Value	Diff	Tax Years
1	21-10117	Jeffrey John Blanner	St Louis	\$92,820	\$88,350	4.82%	2021-2022
2	21-10155	John Howard Merle Merle J Howard Revocable Living Trust The	St Louis	\$55,580	\$49,400	11.12%	2021-2022
3	21-10204	Ocean View Properties LLC	St. Louis	\$114,000	\$85,500	25.00%	2021-2022
4	21-10209	James Vincent Leblanc	St Louis	\$113,050	\$108,680	3.87%	2021-2022
5	21-15614	Orion Paul Grimer	St Louis	\$40,679	\$35,150	13.59%	2021-2022
6	21-15830	James Patrick Carmody	St Louis	\$370,120	\$336,300	9.14%	2021-2022
7	21-15831	Loan Do	St Louis	\$20,690	\$18,720	9.52%	2021-2022
8	21-15841	Frederick Joseph Eccher	St Louis	\$6,310	\$23,100	-266.09%	2021-2022
9	21-15865	Jerry Patton	St Louis	\$14,550	\$9,990	31.34%	2021-2022
10	21-15873	Lewis Keathley	St Louis	\$16,420	\$14,250	13.22%	2021-2022
11	21-15880	Mohammad S Paracha	St Louis	\$47,630	\$41,520	12.83%	2021-2022
12	21-15979	Gelber Trust	St Louis	\$285,000	\$242,250	15.00%	2021-2022
13	21-16044	John Gazzoli	St Louis	\$148,280	\$142,500	3.90%	2021-2022
14	21-16361	Omalley Dena and Kevin TE	St. Louis	\$162,870	\$157,470	3.32%	2021-2022
15	21-16679	CAMP SOCO INVESTORS LLC	St. Louis	\$9,500	\$800	91.58%	2021-2022
16	21-16680	CAMP SOCO INVESTORS LLC	St. Louis	\$19,510	\$180	99.08%	2021-2022
17	21-16694	Cheri Francine Otzenberger	St Louis	\$50,750	\$39,900	21.38%	2021-2022
18	21-16748	Barbara Silver	St. Louis	\$73,040	\$70,210	3.87%	2021-2022

19	21-16753	Jean Serafin	St. Louis	\$280,820	\$260,740	7.15%	2021-2022
20	21-16758	Gary Muck	St. Louis	\$82,610	\$78,830	4.58%	2021-2022
21	21-16772	Anthony M Cohen	St. Louis	\$126,790	\$116,220	8.34%	2021-2022
22	21-16773	Joshua Reichman	St. Louis	\$318,970	\$281,700	11.68%	2021-2022
23	21-16783	Mark Mottaz	St. Louis	\$228,720	\$195,890	14.35%	2021-2022
24	21-16789	William Scortino	St. Louis	\$197,130	\$174,120	11.67%	2021-2022
25	21-16791	David Beaman	St. Louis	\$159,940	\$152,340	4.75%	2021-2022
26	21-16792	Fred Meyland Smith	St. Louis	\$179,570	\$156,850	12.65%	2021-2022
27	21-16796	Steven Schlensinger Revocable Trust	St. Louis	\$176,700	\$167,350	5.29%	2021-2022
28	21-16797	Alvin Butler	St. Louis	\$655,500	\$646,000	1.45%	2021-2022
29	21-16798	Patricia Saenger	St. Louis	\$278,880	\$228,000	18.24%	2021-2022
30	21-16800	Weiss Family Qualified Spousal Joint Trust	St. Louis	\$243,120	\$225,510	7.24%	2021-2022
31	21-16804	Ruth Hughes	St. Louis	\$43,700	\$40,850	6.52%	2021-2022
32	21-16808	443 East Argonne LLC	St. Louis	\$290,020	\$267,540	7.75%	2021-2022
33	21-16810	Paul Martinex Robiolio	St. Louis	\$156,750	\$142,580	9.04%	2021-2022
34	21-16812	Charles Finke	St. Louis	\$33,800	\$30,670	9.26%	2021-2022
35	21-16816	Marijan Matijasec	St. Louis	\$47,500	\$43,800	7.79%	2021-2022
36	21-16827	Western Continental Investments LLC	St. Louis	\$142,120	\$117,040	17.65%	2021-2022
37	21-16968	Susan L McGowan Mcgowan Susan L Trustee	St Louis	\$165,830	\$137,560	17.05%	2021-2022
38	21-17770	TPS St Louis East LLC	St. Louis	\$2,961,700	\$2,016,000	31.93%	2021-2022

39	21-17771	TPS St Louis East LLC	St. Louis	\$1,472,930	\$1,344,000	8.75%	2021-2022
40	21-18236	Gc Net Lease Investors LLC co Griffin C	St. Louis	\$6,478,050	\$5,760,000	11.08%	2021-2022
41	21-18339	James P Sweeney	St Louis	\$58,900	\$45,980	21.94%	2021-2022
42	21-18388	Christine Miranti	St Louis	\$49,480	\$35,340	28.58%	2021-2022
43	21-18410	Ken Youngerman	St Louis	\$8,000	\$3,520	56.00%	2021-2022
44	21-18411	Ken Youngerman	St Louis	\$7,320	\$4,580	37.43%	2021-2022
45	21-18412	Ken Youngerman	St Louis	\$7,390	\$6,380	13.67%	2021-2022
46	21-18413	Ken Youngerman	St Louis	\$7,810	\$7,320	6.27%	2021-2022
47	21-30041	RSS Realty LLC	Jackson	\$1,166,400	\$1,057,710	9.32%	2021-2022
48	21-30044	Amirica Investments LLC	Jackson	\$89,920	\$85,760	4.63%	2021-2022
49	21-30045	Red Dot Storage 172 LLC	Jackson	\$1,047,040	\$928,000	11.37%	2021-2022
50	21-30128	PAV LLC	Jackson	\$245,458	\$184,000	25.04%	2021-2022
51	21-32179	Ryan Radecki	Clay	\$2,680	\$1,330	50.37%	2021
52	21-32183	Ryan Radecki	Clay	\$9,910	\$4,970	49.85%	2021
53	21-32512	Pineda Madrid Oscar and Suzanne	St Charles	\$57,250	\$55,100	3.76%	2021-2022
54	21-32513	Pineda Madrid Oscar and Suzanne	St Charles	\$61,184	\$9,850	83.90%	2021-2022
55	21-47506	ARV Group LLC	Cape Girardeau	\$1,418,344	\$483,200	65.93%	2021-2022
56	21-89534	Branson Entertainment Center Branson LLC	Taney	\$5,561,270	\$1,985,110	64.30%	2021-2022

Exhibit B. Dismissals

#	Appeal Number	Name	County
1	21-110663	301 Sovereign Court Associates A Ptnp	St. Louis
2	21-15909	Carole Teubner	St. Louis
3	21-16000	Timothy Devereux	St Louis
4	21-16880	Pasha Hospitality MH LLC	St Louis
5	21-20009	IKEA Property Inc	City of St. Louis
6	21-30203	Quincy Building LLC	Jackson
7	21-30204	Asendas Reit US 1 LLC	Jackson
8	21-32010	Genesis Health Clubs of Liberty LLC	Clay
9	21-32011	Genesis Health Clubs of Liberty LLC	Clay
10	21-32109	Gladstone Investors LLC	Clay
11	21-32110	Gladstone Investors LLC	Clay
12	21-32126	HyVee Inc	Clay
13	21-32127	HyVee Inc	Clay
14	21-32133	MN Plaza Properties	Clay
15	21-32763	Global Hospitality LLC	St. Charles

Exhibit C. Form 11s

#	County	Residential		Agricultural		Commercial		Business Personal Property		Personal Property		Total	
		Total Assessed Value	Assessment Growth (w/o NCI)	Total Assessed Value (includes Forest Cropland)	Assessment Growth (w/o NCI)	Total Assessed Value	Assessment Growth (w/o NCI)	Total Assessed Value	Assessment Growth	Total Assessed Value	Assessment Growth	Total Assessed Value	Assessment Growth
1	Carroll	44,302,720	-0.13%	26,174,008	-0.06%	21,448,899	0.06%	7,645,370	144.21%	40,586,850	15.47%	140,157,847	12.19%
2	Jefferson	2,379,085,900	0.95%	9,345,900	0.61%	583,180,350	0.44%	147,798,055	7.67%	730,119,458	9.09%	3,849,529,663	3.50%