

Residential Property Tax Rates- St. Louis County

Taxing Jurisdictions That Are Not Operating at Their Ceiling

No Tax Rate Roll Back Required or Not Required to Roll Back the Full Amount

Political Subdivision	Purpose	Residential Real Estate		
		Assessed Value	Ceiling	Levied
City of Bellefontaine Neighbors	General Revenue	63,831,120	0.2150	0.1500
City of Breckenridge Hills	General Revenue	19,513,320	0.3140	0.2000
City of Brentwood	General Revenue	123,988,140	0.1810	0.0000
City of Bridgeton	General Revenue	102,985,370	0.2420	0.1600
Village of Calverton Park	General Revenue	8,013,710	0.2920	0.2150
City of Charlack	General Revenue	6,302,440	0.2330	0.2290
City of Clayton	General Revenue	367,546,990	0.6550	0.6340
Village of Country Life Acres	General Revenue	6,566,620	0.3420	0.3410
City of Des Peres	General Revenue	189,249,130	0.2830	0.0000
City of Edmundson	General Revenue	3,447,330	0.5000	0.3600
City of Ellisville	General Revenue	125,779,930	0.3690	0.1500
City of Eureka	General Revenue	124,462,340	0.4510	0.3730
City of Flordell Hills	General Revenue	3,467,660	0.4380	0.4220
City of Florissant	General Revenue	357,025,210	0.1020	0.0000
Village of Hanley Hills	General Revenue	9,475,800	0.4120	0.3190
City of Huntleigh	General Revenue	30,488,410	0.2910	0.2150
City of Jennings	Pension	59,582,310	0.1850	0.1800
City of Kirkwood	Parks & Recreation	454,145,450	0.1730	0.1300
City of Kirkwood	Pension	454,154,450	0.1500	0.1470
City of Manchester	General Revenue	219,561,480	0.3400	0.0500
City of Northwoods	General Revenue	20,022,906	0.3830	0.3600
Village of Norwood Court	General Revenue	3,116,870	0.3210	0.0000
City of Overland	General Revenue	98,680,200	0.0840	0.0750
City of Richmond Heights	General Revenue	158,267,570	0.5200	0.2900
City of Sunset Hills	General Revenue	186,830,050	0.0800	0.0540
City of St Ann	General Revenue	79,653,220	0.1610	0.1540
City of Town and Country	General Revenue	381,802,030	0.5420	0.0000
City of Town and Country	Dispatch	381,802,030	0.0290	0.0000
Village of Twin Oaks	General Revenue	4,707,500	0.4300	0.0000
City of Woodson Terrace	General Revenue	21,204,670	0.2220	0.2100
City of University City	Pension	433,222,360	0.1610	0.0000
City of Valley Park	General Revenue	55,791,640	0.5980	0.5400
St Louis County Library	General Revenue	10,396,225,280	0.1640	0.1500
Monarch Fire Protection District	General Revenue	1,218,950,600	0.4770	0.0000
Monarch Fire Protection District	Ambulance	1,218,950,600	0.2980	0.0000
Monarch Fire Protection District	Pension	1,218,950,600	0.0900	0.0000
Monarch Fire Protection District	Dispatch	1,218,950,600	0.0460	0.0000
Fenton Fire Protection District	General Revenue	364,810,900	0.4460	0.4090
Fenton Fire Protection District	Pension	364,810,900	0.0960	0.0950
Fenton Fire Protection District	Dispatch	364,810,900	0.0480	0.0350
Kinloch Fire Protection District	General Revenue	715,420	0.9000	0.8700
West County EMS & Fire Prot Dist	Pension	462,187,890	0.0890	0.0800
Mehlville Fire Protection District	General Revenue	1,418,453,400	0.8760	0.4480

Mehlville Fire Protection District	Ambulance		1,418,453,400	0.2000	0.1380
Mehlville Fire Protection District	Alarm Fund		1,418,453,400	0.0430	0.0200
Pattonville-Bridgeton Terr Fire Dis	Dispatch		123,116,390	0.0450	0.0400
Riverview Fire Protection District	Dispatch		102,063,020	0.0440	0.0400
Robertson Fire Protection District	Ambulance		38,581,290	0.5500	0.4850
Robertson Fire Protection District	Dispatch		38,581,290	0.0500	0.0400
Black Creek Sewer	General Revenue		651,345,860	0.0900	0.0600
Black Jack-Dellwood Sewer	General Revenue		140,892,220	0.0900	0.0600
Clayton Central Sewer	General Revenue		25,237,480	0.0710	0.0600
Coldwater Creek Sewer	General Revenue		970,670,820	0.0920	0.0700
Creve Coeur-Frontenac Sewer	General Revenue		286,417,610	0.0740	0.0500
Deer Creek Sewer	General Revenue		2,214,167,030	0.0860	0.0600
Fountain Creek Sewer	General Revenue		89,142,290	0.1250	0.1000
Gravois Creek Sewer	General Revenue		920,085,290	0.0770	0.0600
Loretta-Joplin Sewer	General Revenue		18,662,120	0.0780	0.0600
Maline Creek Sewer	General Revenue		356,439,410	0.0930	0.0700
Marlborough Sewer	General Revenue		40,064,750	0.0540	0.0400
Meramec River Basin Sewer	General Revenue		1,827,265,450	0.0920	0.0700
Missouri River-Bonfils Sewer	General Revenue		132,006,820	0.0950	0.0700
North Affton Sewer	General Revenue		57,942,190	0.0750	0.0600
Paddock Creek Sewer	General Revenue		102,136,030	0.0870	0.0600
Seminary Branch RDP Sewer	General Revenue		211,389,340	0.0680	0.0600
Shrewsbury Branch RDP Sewer	General Revenue		19,096,320	0.0670	0.0600
University City Branch RDP Sewer	General Revenue		457,416,520	0.0830	0.0700
Upper Paddock Creek Sewer	General Revenue		24,080,020	0.0830	0.0600
Watkins Creek Sewer	General Revenue		101,792,280	0.0930	0.0600
Wedgewood Creek Sewer	General Revenue		21,634,520	0.1000	0.0600
Wellston Sewer	General Revenue		13,417,660	0.0980	0.0800
Hancock Street Light Dist St Louis	General Revenue		39,299,740	0.1730	0.1700
Wheaton Cook Lyndhurst Light Dist	General Revenue		5,245,580	0.1990	0.1350
Elmwood Park Street Light District	General Revenue		1,739,950	0.3790	0.0000
Clayton Special Business District	General Revenue		16,533,570	0.0960	0.0670
Webster Groves-Old Webster Bus Dist	General Revenue		246,520	0.4070	0.2900
Webster Groves-Old Orchard Bus Dist	General Revenue		53,260	0.8500	0.3600
Jennings Special Business District	General Revenue		34,790	0.5320	0.1700
Hazelwood R-I School District	Operating Funds-Schools		919,384,710	5.0231	4.5231
Pattonville R-III School District	Operating Funds-Schools		391,790,960	3.4639	3.2966
Affton 101 School District	Operating Funds-Schools		253,765,070	5.3680	4.9480
Brentwood School District	Operating Funds-Schools		128,830,670	3.0976	2.9326
Clayton School District	Operating Funds-Schools		404,576,860	3.3955	3.3517
Normandy School District	Operating Funds-Schools		153,145,560	4.3367	4.0736
Ritenour School District	Operating Funds-Schools		244,521,560	3.8763	3.5939
Riverview Gardens School District	Operating Funds-Schools		184,208,330	3.9380	3.8808
University City School District	Operating Funds-Schools		434,886,850	4.1967	3.6881
St. Louis County	General Revenue		12,169,104,240	0.2530	0.1900
St. Louis County	Parks & Recreation		12,169,104,240	0.0630	0.0350
St. Louis County	Road & Bridge		12,169,104,240	0.1620	0.1050
St. Louis County	Health		12,169,104,240	0.2170	0.1650

Taxing Jurisdictions Operating at Their Ceiling					
Tax Rate Rollback Required					
			Residential Real Estate		
Political Subdivision	Purpose		Assessed Value	Ceiling	Levied
City of Bella Villa	General Revenue		0	0.0000	0.0000
Village of Bellerive Acres	General Revenue		3,266,380	0.6290	0.6290
Village of Bel Nor	General Revenue		17,503,811	0.4960	0.4960
Village of Bel Ridge	General Revenue		9,097,550	0.3500	0.3500
City of Berkeley	General Revenue		36,797,540	0.7350	0.7350
City of Berkeley	Pension		36,797,540	0.1100	0.1100
City of Beverly Hills	General Revenue		2,193,190	0.2220	0.2220
City of Brentwood	Library		123,988,140	0.1570	0.1570
City of Brentwood	Pension		123,988,140	0.3880	0.3880
City of Clarkson Valley	General Revenue		82,392,608	0.1290	0.1290
City of Cool Valley	General Revenue		5,257,360	0.1640	0.1640
City of Country Club Hills	General Revenue		4,877,650	0.6310	0.6310
City of Country Club Hills	Parks & Recreation		4,877,650	0.2930	0.2930
City of Country Club Hills	Health		4,877,650	0.1680	0.1680
City of Crestwood	General Revenue		155,482,600	0.2400	0.2400
City of Crestwood	GR - Temp		155,482,600	0.2000	0.2000
City of Creve Coeur	General Revenue		399,464,790	0.0900	0.0900
City of Crystal Lake Park	General Revenue		12,937,180	0.7000	0.7000
City of Dellwood	General Revenue		27,285,890	0.1910	0.1910
City of Ferguson	General Revenue		107,956,060	0.4230	0.4230
City of Ferguson	Parks & Recreation		107,956,060	0.1770	0.1770
City of Frontenac	General Revenue		148,546,800	0.5080	0.5080
Village of Glen Echo Park	General Revenue		975,350	0.5000	0.5000
City of Glendale	General Revenue		116,642,700	0.4460	0.4460
City of Glendale	Pension		116,642,700	0.0860	0.0860
Town of Grantwood Village	General Revenue		18,617,400	0.2310	0.2310
City of Greendale	General Revenue		5,130,050	0.5150	0.5150
City of Hazelwood	General Revenue		182,965,680	0.7440	0.7600
Village of Hillsdale	General Revenue		2,409,570	0.4210	0.5000
City of Jennings	General Revenue		59,582,310	1.0000	1.0000
City of Kinloch	General Revenue		738,070	1.0000	1.0000
City of Kirkwood	Library		449,038,600	0.1950	0.1950
City of Ladue	General Revenue		486,041,520	0.7300	0.7300
City of Lakeshire	General Revenue		11,964,460	0.0890	0.0890
Village of Mackenzie	General Revenue		1,468,940	0.1460	0.1460
City of Maplewood	General Revenue		61,492,180	0.4090	0.4090
City of Maplewood	Pension		61,492,180	0.1920	0.1920
City of Maplewood	Solid Waste		61,492,180	0.1850	0.1850
Village of Marlborough	General Revenue		12,239,480	0.1100	0.1100
City of Normandy	General Revenue		17,498,580	0.3810	0.3810
City of Oakland	General Revenue		20,360,440	0.2090	0.2090
City of Olivette	General Revenue		125,058,940	0.6950	0.6950
City of Olivette	Pension		125,058,940	0.2500	0.2500
City of Overland	Pension		98,680,200	0.1250	0.1250

City of Pagedale	General Revenue		9,618,260	0.2750	0.2750
City of Pasadena Hills	General Revenue		11,857,640	0.2430	0.2430
Village of Pasadena Park	General Revenue		4,274,106	0.2570	0.2570
City of Pine Lawn	General Revenue		11,252,900	0.2520	0.2520
City of Richmond Heights	Library		158,267,570	0.1780	0.1780
City of Richmond Heights	Pension		158,267,570	0.3010	0.3010
Village of Riverview	General Revenue		12,363,940	0.2860	0.2860
City of Rock Hill	General Revenue		54,030,600	0.2770	0.2860
City of Rock Hill	Library		54,030,600	0.2820	0.2970
City of St George	General Revenue		12,256,280	0.1100	0.1100
City of St John	General Revenue		37,667,930	0.3210	0.3210
City of Shrewsbury	General Revenue		70,862,820	0.3810	0.3810
Village of Sycamore Hills	General Revenue		4,876,370	0.2020	0.2020
Village of Sycamore Hills	Health		4,876,370	0.0940	0.0940
City of University City	General Revenue		433,222,360	0.5720	0.5720
City of University City	Library		433,222,360	0.2490	0.2490
Village of Uplands Park	General Revenue		1,870,680	0.3730	0.3730
City of Velda City	General Revenue		5,023,130	0.3690	0.3690
Village of Velda Village Hills	General Revenue		4,227,150	0.3380	0.3550
City of Vinita Park	General Revenue		6,862,320	0.2320	0.2320
Village of Vinita Terrace	General Revenue		1,566,490	0.0390	0.0390
Village of Vinita Terrace	Health		1,566,490	0.1130	0.1130
City of Warson Woods	General Revenue		47,615,760	0.3780	0.3780
City of Webster Groves	General Revenue		355,790,980	0.2440	0.2440
City of Webster Groves	Library		355,790,980	0.1570	0.1570
City of Webster Groves	Streets		355,790,980	0.1580	0.1580
City of Webster Groves	Pension		355,790,980	0.1260	0.1260
City of Wellston	General Revenue		3,539,890	0.6000	0.6000
Village of Westwood	General Revenue		14,602,940	0.0590	0.0590
City of Winchester	General Revenue		14,169,470	0.1790	0.1790
Ferguson Municipal Pub Library Dist	General Revenue		107,956,060	0.2070	0.2070
Maplewood Public Library	General Revenue		61,987,160	0.2690	0.2690
Valley Park Community Library	General Revenue		24,304,310	0.1490	0.1490
Affton Fire Protection District	General Revenue		341,674,610	0.7020	0.7020
Affton Fire Protection District	Ambulance		341,674,610	0.1600	0.1600
Affton Fire Protection District	Pension		341,674,610	0.0560	0.0560
Affton Fire Protection District	Dispatch		341,674,610	0.0240	0.0240
Metro West Fire Protection District	General Revenue		1,174,040,000	0.4980	0.4980
Metro West Fire Protection District	Ambulance		1,174,040,000	0.2580	0.2580
Metro West Fire Protection District	Pension		1,174,040,000	0.0950	0.0950
Metro West Fire Protection District	Dispatch		1,174,040,000	0.0440	0.0440
Black Jack Fire Protection District	General Revenue		414,820,430	0.9210	0.9210
Black Jack Fire Protection District	Pension		414,820,430	0.0930	0.0930
Black Jack Fire Protection District	NCCFA System		414,820,430	0.0470	0.0470
Community Fire Protection District	General Revenue		253,160,380	0.9160	0.9160
Community Fire Protection District	Ambulance		253,160,380	0.5000	0.5000
Community Fire Protection District	Pension		253,160,380	0.0940	0.0940
Community Fire Protection District	Dispatch		253,160,380	0.0280	0.0280
Creve Coeur Fire Protection Dist	General Revenue		598,264,420	0.5630	0.5620
Creve Coeur Fire Protection Dist	Ambulance		598,264,420	0.2000	0.2000
Creve Coeur Fire Protection Dist	Pension		598,264,420	0.1360	0.1360
Creve Coeur Fire Protection Dist	Dispatch		598,264,420	0.0450	0.0450

Fenton Fire Protection District	Ambulance		364,810,900	0.2900	0.2300
Florissant Valley Fire Prot Dist	General Revenue		522,301,210	0.6060	0.6060
Florissant Valley Fire Prot Dist	Ambulance		522,301,210	0.3860	0.3860
Florissant Valley Fire Prot Dist	Pension		522,301,210	0.0880	0.0880
Florissant Valley Fire Prot Dist	Dispatch		522,301,210	0.0440	0.0440
Kinloch Fire Protection District	Dispatch		715,420	0.0300	0.0300
Lemay Fire Protection District	General Revenue		118,216,790	0.8460	0.8460
Lemay Fire Protection District	Ambulance		118,216,790	0.1880	0.1880
Lemay Fire Protection District	Pension		118,216,790	0.0860	0.0860
Lemay Fire Protection District	Central Alarm Fund		118,216,790	0.0430	0.0430
West County EMS & Fire Prot Dist	General Revenue		462,187,890	0.4190	0.4190
West County EMS & Fire Prot Dist	Ambulance		462,187,890	0.1780	0.1780
West County EMS & Fire Prot Dist	Dispatch		462,187,890	0.0450	0.0450
Maryland Heights Fire Prot Dist	General Revenue		214,580,780	0.7290	0.7290
Maryland Heights Fire Prot Dist	Ambulance		214,580,780	0.3630	0.3630
Maryland Heights Fire Prot Dist	Pension		214,580,780	0.1190	0.1190
Maryland Heights Fire Prot Dist	Dispatch		214,580,780	0.0460	0.0460
Mehlville Fire Protection District	Pension		1,418,453,400	0.0870	0.0870
Metro-North Fire Protection Dist	General Revenue		83,909,700	1.3598	1.3598
Metro-North Fire Protection Dist	Pension		83,909,700	0.2280	0.2280
Metro-North Fire Protection Dist	Dispatch		83,909,700	0.0280	0.0280
Normandy Fire Protection District	General Revenue		128,438,480	1.3585	1.3585
Normandy Fire Protection District	Ambulance		128,438,480	0.2720	0.2720
Normandy Fire Protection District	Pension		128,438,480	0.0900	0.0900
Normandy Fire Protection District	Dispatch		128,438,480	0.0450	0.0450
Pattonville-Bridgeton Terr Fire Dis	General Revenue		123,116,390	0.9030	0.9030
Pattonville-Bridgeton Terr Fire Dis	Ambulance		123,116,390	0.2220	0.2220
Pattonville-Bridgeton Terr Fire Dis	Pension		123,116,390	0.1360	0.1360
Riverview Fire Protection District	General Revenue		102,063,020	1.2821	1.2821
Riverview Fire Protection District	Pension		102,063,020	0.2200	0.2200
Robertson Fire Protection District	General Revenue		38,581,290	0.8900	0.8900
Robertson Fire Protection District	Pension		38,581,290	0.2000	0.2000
Spanish Lake Fire Protection Dist	General Revenue		118,327,590	1.2500	1.2500
Spanish Lake Fire Protection Dist	Pension		118,327,590	0.1500	0.1500
Spanish Lake Fire Protection Dist	Dispatch		118,327,590	0.0500	0.0500
Valley Park Fire Protection Dist	General Revenue		125,635,130	0.7840	0.7840
Valley Park Fire Protection Dist	Ambulance		125,635,130	0.2680	0.2680
Valley Park Fire Protection Dist	Pension		125,635,130	0.0890	0.0890
Valley Park Fire Protection Dist	Dispatch		125,635,130	0.0270	0.0270
Mid-County Fire Protection District	General Revenue		39,214,310	1.7507	1.7507
Mid-County Fire Protection District	Ambulance		39,214,310	0.1390	0.1390
Mid-County Fire Protection District	Pension		39,214,310	0.2500	0.2500
Mid-County Fire Protection District	Dispatch		39,214,310	0.0280	0.0280
West Overland Fire Protection Dist	General Revenue		50,841,130	0.7060	0.7060
West Overland Fire Protection Dist	Ambulance		50,841,130	0.6250	0.6250
West Overland Fire Protection Dist	Pension		50,841,130	0.1490	0.1490
West Overland Fire Protection Dist	Dispatch		50,841,130	0.0500	0.0500
Sugar Creek Sewer	General Revenue		240,425,360	0.0610	0.0610
Castle Point Street Light District	General Revenue		6,700,290	0.1600	0.1600
Glasgow Village Street Light Dist	General Revenue		21,176,280	0.1400	0.1400
Maplewood Special Business District	General Revenue		284,070	0.3480	0.3480
University City Spec Bus Dist BD57	General Revenue		690,700	0.6920	0.6920

Kirkwood Special Business District	General Revenue		0	0.0000	0.0000
Productive Living Board	General Revenue		12,169,104,240	0.0820	0.0820
Parkview Gardens Spec Bus Dist BD39	General Revenue		7,039,850	0.8500	0.8500
Crossroads Special Business Dist	General Revenue		0	0.0000	0.0000
Robinwood West Community Imp Dist	General Revenue		13,939,740	0.7720	0.7720
Ferguson-Florissant R-II Sch Dist	Operating Funds-Schools		421,762,350	4.5427	4.5427
Kirkwood R-VII School District	Operating Funds-Schools		734,042,340	3.6688	3.6688
Lindbergh R-VIII School District*	Operating Funds-Schools		693,883,000	2.7500	2.7500
Mehlville R-IX School District	Operating Funds-Schools		1,087,746,910	3.2355	3.2355
Parkway C-2 School District	Operating Funds-Schools		2,365,282,410	3.0870	3.0870
Bayless School District	Operating Funds-Schools		112,395,780	2.9463	2.9463
Hancock Place School District	Operating Funds-Schools		38,547,220	3.6854	3.6854
Jennings School District	Operating Funds-Schools		67,808,760	3.9523	3.9523
Ladue School District*	Operating Funds-Schools		948,735,270	2.7500	2.7500
Maplewood-Richmond Heights Sch Dist	Operating Funds-Schools		144,156,570	3.6123	3.9189
Valley Park School District	Operating Funds-Schools		77,005,180	4.1793	4.1793
Webster Groves School District	Operating Funds-Schools		489,275,660	4.6990	4.6990
Wellston School District	Operating Funds-Schools		4,116,980	5.6700	5.6700
*School Districts Must Levy a Minimum \$2.75 Tax Levy					
Debt Service Levies					
Tax Rate Roll Back Not Required Pursuant to Article X, Section 22b, Missouri Constitution					
Roll Back Is Required if the Debt Service Fund Balance Exceeds One Year's Worth of					
Principal and Interest					
Residential Real Estate					
Political Subdivision	Purpose		Assessed Value	Ceiling	Levied
Village of Bel Nor	Debt Service		17,503,811	0.2930	0.2930
Village of Bel Ridge	Debt Service		9,097,550	0.4680	0.4680
City of Berkeley	Debt Service		36,797,540	0.2440	0.2440
City of Black Jack	Debt Service		0	0.8760	0.5000
City of Brentwood	Debt Service		123,988,140	0.3670	0.0500
City of Hazelwood	Debt Service		182,965,680	0.1420	0.1420
City of Clayton	Debt Service		367,546,990	0.1500	0.1450
City of Kirkwood	Debt Service		454,154,450	0.1900	0.1900
City of Northwoods	Debt Service		20,022,906	1.2168	0.7000
City of Manchester	Debt Service		219,561,480	0.2950	0.2000
City of Pasadena Hills	Debt Service		11,857,640	1.0840	0.5840
City of Rock Hill	Debt Service		54,030,600	0.3190	0.3190
City of Shrewsbury	Debt Service		70,862,820	0.8180	0.6190
City of University City	Debt Service		433,222,360	0.0850	0.0850
City of Velda City	Debt Service		5,023,130	1.0253	0.7100
City of Webster Groves	Debt Service		355,790,980	0.4110	0.4110
City of Chesterfield	Debt Service		945,584,530	0.0880	0.0600
Maplewood Public Library	Debt Service		61,987,160	0.2120	0.2120
Metro West Fire Protection District	Debt Service		1,174,040,000	0.0820	0.0820
Black Jack Fire Protection District	Debt Service		414,820,430	0.1470	0.1470
Monarch Fire Protection District	Debt Service		1,218,950,600	0.0550	0.0000
Community Fire Protection District	Debt Service		253,160,380	0.3530	0.3530

Florissant Valley Fire Prot Dist	Debt Service		522,301,210	0.1960	0.1450
West County EMS & Fire Prot Dist	Debt Service		462,187,890	0.1200	0.0600
Metro-North Fire Protection Dist	Debt Service		83,909,700	0.0530	0.0530
Pattonville-Bridgeton Terr Fire Dis	Debt Service		123,116,390	0.0210	0.0210
Riverview Fire Protection District	Debt Service		102,063,020	0.0570	0.0570
Robertson Fire Protection District	Debt Service		38,581,290	0.0650	0.0650
Spanish Lake Fire Protection Dist	Debt Service		118,327,590	0.1370	0.1370
Mid-County Fire Protection District	Debt Service		39,214,310	0.1620	0.1620
West Overland Fire Protection Dist	Debt Service		50,841,130	0.2670	0.2670
Hazelwood R-I School District	Debt Service		919,384,710	1.2739	0.9400
Ferguson-Florissant R-II Sch Dist	Debt Service		421,762,350	0.3000	0.3000
Pattonville R-III School District	Debt Service		391,790,960	0.4900	0.4900
Kirkwood R-VII School District	Debt Service		734,042,340	0.3650	0.3650
Lindbergh R-VIII School District	Debt Service		693,883,000	0.3800	0.3800
Mehlville R-IX School District	Debt Service		1,087,746,910	0.3480	0.3400
Parkway C-2 School District	Debt Service		2,365,282,410	0.3400	0.3400
Bayless School District	Debt Service		112,395,780	0.3900	0.3900
Brentwood School District	Debt Service		128,830,670	0.3500	0.2100
Clayton School District	Debt Service		404,576,860	0.3640	0.3640
Hancock Place School District	Debt Service		38,547,220	0.5470	0.5470
Jennings School District	Debt Service		67,808,760	0.9880	0.5680
Ladue School District	Debt Service		948,735,270	0.2300	0.2300
Maplewood-Richmond Heights Sch Dist	Debt Service		144,156,570	1.0800	1.0800
Normandy School District	Debt Service		153,145,560	1.5688	1.4314
Ritenour School District	Debt Service		244,521,560	0.9970	0.7100
Riverview Gardens School District	Debt Service		184,208,330	1.8177	1.8177
University City School District	Debt Service		434,886,850	0.9390	0.7380
Valley Park School District	Debt Service		77,005,180	0.3820	0.3820
Webster Groves School District	Debt Service		489,275,660	0.5670	0.5670
St. Louis County	Debt Service		12,169,104,240	0.0630	0.0630

Frequently Asked Questions on Property Tax Roll Backs

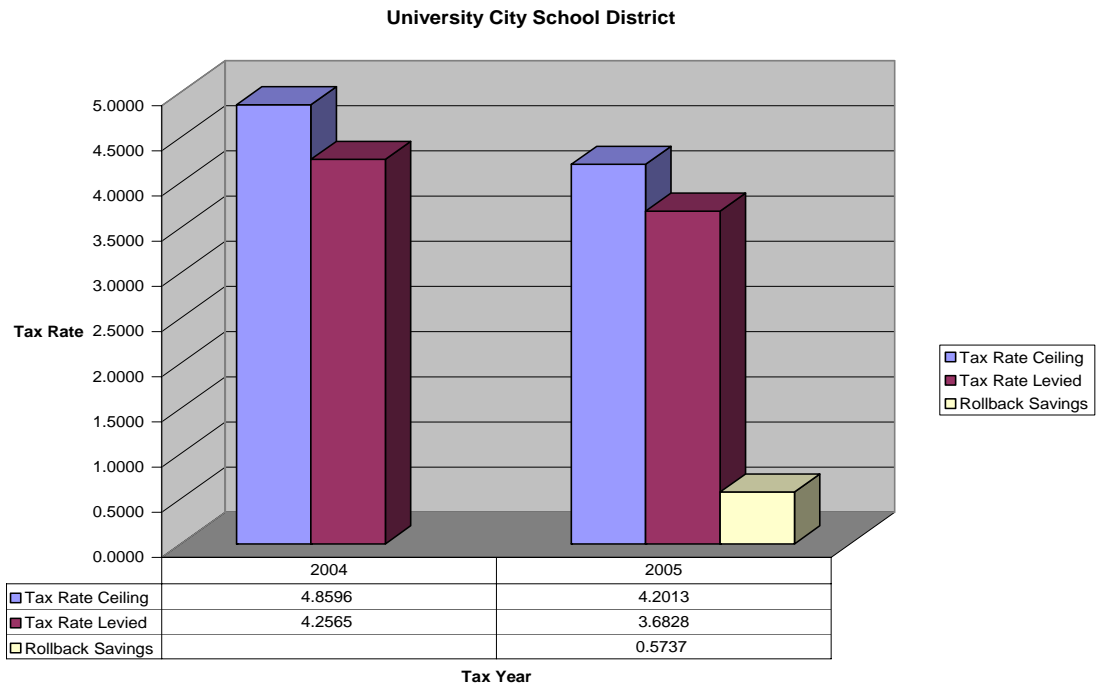
1. What is a property tax roll back?

A property tax roll back is when a taxing jurisdiction, such as the county or school district, opts to roll back or lower their property tax rate in order to counter balance large increases in property tax reassessments. State law, known as the Hancock Amendment, limits local governments from allowing growth in property taxes caused by reassessments to 5 percent or the current Consumer Price Index, which is 2.6 percent.

Tax rate ceilings must roll back to make sure taxes caused by reassessment do not increase more than the Hancock Amendment allows. However, some taxing jurisdictions have a tax rate lower than the tax ceiling meaning they are not mandated by law to roll back.

2. What savings do taxpayers gain from a property tax roll back?

The savings a taxpayer can gain from property tax rate roll backs range depending on the taxing jurisdictions and how much they roll back. In the 2005 example of the University City School District, taxpayers saved \$109.03 for every \$100,000 of assessed value because the district rolled back.



3. What is a taxing jurisdiction?

Taxing jurisdictions include any local government function that you pay property taxes to support. These include the county, cities, school districts, library districts, and fire districts to name a few.

4. How do I know what taxing jurisdictions I live in?

The easiest way to find out what taxing jurisdictions you live in is to look at your property tax bill from 2006. On the right side of your bill you will find a list of all the taxing jurisdictions that you pay a property tax to fund. Once you have identified your local taxing jurisdictions, you will want to reference the tax rate list we've compiled and contact your representatives concerning the property tax rate they plan to set for the next year and whether or not it has been rolled back.
*Note: If they are at their tax rate ceiling, they must roll back.

5. How do I contact my taxing jurisdictions' officials?

Once you have identified your local taxing jurisdictions using your 2006 property tax bill, you will want to contact your representative for each of the taxing jurisdictions. The easiest way to track down your representatives is via the internet, however you can use your phone book to find the phone number for each taxing jurisdiction and have them direct you to your representative.

6. Why is it important I contact local officials now?

September is the deadline for all taxing jurisdictions to submit their tax rate for the next year to the county and state auditor's office. The rate they set will determine the amount of the property tax bill you will get in the mail this fall, making now the time to contact your local officials to encourage them to roll back their tax rates.