



CITY OF SAINT PAUL

375 Jackson Street, Suite 220  
St Paul, Minnesota 55101-1806

Telephone: 651-266-8989  
Facsimile: 651-266-9124  
Web: [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

January 30, 2018

John Voutech  
Twin City Fleet Repair  
290 Larch Street  
Saint Paul, MN 55101

**Re: 290 Larch Street  
Site Plan #07-145589 for Twin City Fleet Repair**

Dear Mr. Voutech,

On November 5, 2007, City staff approved a site plan for the property at 290 Larch Street (file #07-145589 – see attached). Some conditions of this approval are that:

1. All site improvements must be installed as shown on the approved site plan.
2. A permit from the Department of Safety and Inspections is required to grade and pave the parking lot.
3. Work covered by this site plan must be completed no later than 11/5/08.

You have since been in correspondence with City staff regarding violation of these conditions including letters dated May 10, 2011, October 27, 2011, December 5, 2011, and March 3, 2015 (attached).

On August 7, 2017, City staff conducted an additional follow-up inspection of the property for compliance with the approved site plan. During this inspection, violations of the conditions of the approved site plan were documented in a compliance letter issued by City staff on August 8, 2017. Specifically:

1. The parking layout has not been constructed and striped as shown on the approved site plan.
2. Vehicles were parked outside the designated parking spaces.
3. Accessible parking spaces had the painted symbol but were not marked with signs as required by Section 63.213 of the Saint Paul Zoning Code.
4. Some landscaping has not been constructed as shown on the approved site plan including a tree on the north side of the property near the accessible parking spaces.
5. The required Building Permit was issued for this project but has since expired without passing final inspection.

On September 20, 2017, City staff visited the property and spoke with you, at which time you expected the work to be done within a few weeks. On October 16, 2017 and January 25, 2018, City staff conducted an additional follow-up inspection of the property and found that no progress has been made toward satisfying the outstanding conditions of the approved site plan.

**You must bring the property into compliance with the conditions of the approved site plan.**

Regarding the parking layout, striping, accessible parking signage, and landscaping, **all site work must be completed as shown on the approved site plan. Any changes to the site plan must be approved in writing by the Department of Safety and Inspections.**

An Equal Opportunity Employer

Regarding the vehicle parking, **all vehicles must be parked in designated parking spaces as shown on the approved site plan.**

Regarding the Building Permit, **all permits must be issued and pass final inspection before the Site Plan Review file can be closed. Please call the Department of Safety and Inspections at 651-266-8989 to schedule an inspection.**

**Please respond to this letter by February 13, 2018 with a description of your plans to bring the property into compliance.**

For any questions, please contact me at (651)266-9083 or [alex.kohlhaas@ci.stpaul.mn.us](mailto:alex.kohlhaas@ci.stpaul.mn.us).

Sincerely,



Alex Kohlhaas  
DSI – Zoning Intern

Copy:

John Voutech  
2205 Foxtail Court  
Saint Paul, MN 55110



CITY OF SAINT PAUL  
Christopher B. Coleman, Mayor

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May 10, 2011

Mr. John Vojtech  
AterHours Mobile Service Inc  
dba Twin City Fleet Repair  
500 29th Ave  
Minneapolis MN 55414

RE: Site Plan (File # **07 145589**) - follow-up inspection for **Twin City Fleet Repair** located at **290 Larch Street**

Dear **Mr. Vojtech**:

On November 5, 2007, the City of Saint Paul approved the site plan for the partial parking lot paving of the site located at **290 Larch Street**. A condition of the approval of the site plan is that all required site work will be completed no later than November 5, 2008.

City staff did a follow-up site inspection for compliance with the approved site plan. A copy of the approved site plan is enclosed for your reference. We found that the site does not comply with the approved site plan.

This site must be brought into compliance by August 1, 2011. Staff will schedule another follow-up inspection around that time.

If you have any questions or concerns regarding this site plan, please contact me at 651-266-9085 (office) or [corinne.tilley@ci.stpaul.mn.us](mailto:corinne.tilley@ci.stpaul.mn.us) (email).

Regards,

Corinne A. Tilley  
DSI Inspector, Zoning and Site Plan Review

Enclosure

Copy: Twin City Property Holdings LLC (property owner)



CITY OF SAINT PAUL  
Christopher B. Coleman, Mayor

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October 27, 2011

Mr. John Vojtech  
AterHours Mobile Service Inc  
dba Twin City Fleet Repair  
290 Larch St  
Saint Paul, MN 55101

Re: Site Plan (File # **07 145589**) – follow-up inspection for **Twin City Fleet Repair**  
located at **290 Larch Street**

Dear Mr. Vojtech:

As we discussed, in a previous letter from this department dated 5/10/2011, you were informed this property does not comply with the above referenced approved site plan on file our department. You stated having not received this letter because it was sent to your old Minneapolis address. I have change the mailing address referred to on the Site Plan review file to 290 Larch St.

On 10/26/2011, you agreed to having the following license condition added to your Auto Repair Garage license ID #20070003991:

Licensee agrees to make all necessary improvements to this property by 06/01/2012, to bring it into compliance with the approved site plan on file with DSI dated 11/05/07.

**Please sign and return the enclosed license condition affidavit by Tuesday, November 8, 2011.**

Please note, improvements including, but not necessarily limited to the following could be required: paving of parking area(s) on the property, installation of fencing, striping of parking spaces, the installation and striping of handicap parking signage, etc. *You should be advised that, a building permit is required for any paving of parking area(s), and a fence permit is required for any fence work.* These permits may be obtained through this department.

In addition to the license condition affidavit, I have enclosed a copy of the referenced letter and approved site plan. If you have any questions regarding this matter, I may be reached at 651-266-9106.

Sincerely,

Jeff Fischbach,

DSI Inspector III

enc.

- c. Christine Rozek, DSI Deputy Director  
Corinne Tilley, DSI Zoning Section



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December 5, 2011

Mr. John Vojtech  
AterHours Mobile Service Inc  
dba Twin City Fleet Repair  
290 Larch St  
Saint Paul, MN 55101

Re: Site Plan (File # 07 145589) - follow-up inspection for **Twin City Fleet Repair**  
located at **290 Larch Street**

Dear Mr. Vojtech:

As stated in a previous letter dated 10/27/2011, **in order to extend your compliance date for the above referenced site plan please sign and return the enclosed license condition affidavit by Friday, December 16, 2011.**

The additional condition that has been added to license ID #20070003991 is as follows:

Licensee agrees to make all necessary improvements to this property by 06/01/2012, to bring it into compliance with the approved site plan on file with DSI dated 11/05/07.

Please note, improvements including, but not necessarily limited to the following could be required: paving of parking area(s) on the property, installation of fencing, striping of parking spaces, the installation and striping of handicap parking signage, etc. *You should be advised that, a building permit is required for any paving of parking area(s), and a fence permit is required for any fence work.* These permits may be obtained through this department.

In addition to the license condition affidavit, I have enclosed a self addressed return envelope, a copy of the referenced letter and approved site plan. If you have any questions regarding this matter, I may be reached at 651-266-9106.

Sincerely,

Jeff Fischbach,  
DSI Inspector III

enc.

- c. Christine Rozek, DSI Deputy Director  
Corinne Tilley, DSI Zoning Section  
John Vojtech, Home Address



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March 3, 2015

Mr. John Vojtech  
AfterHours Mobile Service Inc  
Db a Twin City Fleet Repair  
290 Larch St.  
St. Paul, MN 55101

**VIOLATION NOTICE**

Re: Site Plan (File # **07 145589**) - Follow up inspection for **Twin City Fleet Repair** located at **290 Larch Street**.

Dear Mr. Vojtech,

A site plan follow up inspection was performed 2/28/15 for the property at 290 Larch Street. Upon inspection, we found the property does not comply with the above referenced approved site plan on file in our department. Previous letters dated 12/05/11, 10/27/11, and 05/10/11 confirm the licensee Mr. John Vojtech had agreed to make all necessary improvements to the property at 290 Larch by 06/01/12 and had agreed to bring the property into compliance with the approved site plan on file with DSI dated 11/05/07.

These improvements included, but were not limited to the following: paving of parking area(s) on the property, installation of fencing, striping of parking spaces, the installation and striping of handicap parking signage, etc. A building permit is required for any paving of parking areas, and a fence permit is required for any fence work.

**Auto Repair Garage License ID #2007003991 is at risk of being revoked.** The City will begin to take adverse action regarding your license if your property is not brought into compliance by May 15<sup>th</sup>, 2015.

Please respond to this notice in writing to myself or Corrine Tilley in the Department of Safety Inspections Zoning with your intended plans to come into compliance with your approved site plan.

Thank you for your time and cooperation,  
Leah Bartizal

*Zoning Intern*



Department of Safety and Inspections  
375 Jackson St. Suite 220  
Saint Paul, MN 55101-1806  
P: 651.266.9083