



I agree to the following conditions being placed on the following license(s):

License #: 20230001164
Type of Business: Auto Repair Garage
Applied for by: RUDY'S AUTO REPAIR LLC
Doing Business As: RUDY'S AUTO REPAIR
at: 475 COMO AVE
ST PAUL MN 55103

Conditions are as follows:

1. Licensee shall complete all site improvements in accordance with BZA Variance #23-025706, approved site plan on file with DSI, and timeline established by the DSI Zoning Administrator.
2. Licensee shall maintain the site in good order and repair in accordance with the approved site plan of file with DSI.
3. Provide maneuvering space on the property to allow vehicles entering and exiting the site to proceed forward. Backing from the street or on to the street is prohibited.
4. No repair of vehicles may occur on the exterior of the lot or in the public right-of-way (e.g., street, alley, sidewalk, boulevard, etc.). All repair work must occur within an enclosed building.
5. There shall be no exterior storage of vehicle parts, tires, oil or any other similar materials associated with the business. Trash stored in a covered dumpster must be located inside the building at all times, except on trash pick-up day the dumpster may be placed outdoors for pick-up. Storage of vehicle fluids, batteries, etc. shall be in accordance with the Ramsey County Hazardous Waste regulations.
6. Prior written approval must be obtained from the DSI Zoning Administrator for any display of tires outdoors.
7. No customer vehicles under the control of the licensee can be parked and or stored in the public right-of-way. This includes vehicles waiting for repairs and vehicles waiting to be picked up by the customer.

[Handwritten signature]

Licensee

[Handwritten date: Oct 7 - 2023]

Date




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Licensee

8-17-2022

Date