

Property Description Data

Map ID #

62

Environmental Issues: Historic filling station, automotive repair and body shop

Site Name: Custom Cab Co.

Site Address: 6201–6205 Grand Ave

Current Use: Automotive repair and auto body shop

Photographs



Looking south across the property



2012 aerial photograph from Bing Maps



Looking west across the property


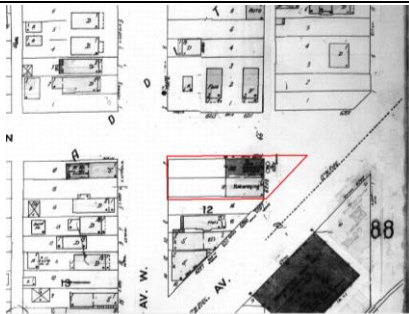


Historical Summary

Year	Use	Source (↑ North)	
1892-1924	No structures are depicted at the property	Fire insurance map	
			1892 fire insurance map

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Year	Use	Source (↑ North)	
1930-1939	The property is developed with a square-shaped, commercial-sized building occupied by Economy Tire and Battery.	Aerial photographs, city directories	 <p>1939 aerial photograph</p>
1948-1956	Land use of the property appears relatively unchanged. Fire insurance maps indicate that the building is used as an auto garage and battery station, and for vulcanizing. Two gasoline storage tanks are depicted to the east of the building.	Aerial photographs, city directories, fire insurance maps	 <p>1949 fire insurance map</p>
1961-1980	Significant land use changes are not visible on aerial photographs. City directories indicate that the property is occupied by various gas stations.	Aerial photographs, city directories, fire insurance maps	 <p>1972 aerial photograph</p>
1981-2001	Significant land use changes are not visible on aerial photographs. City directories indicate that the property is occupied by Bills Automotive Repair and Mario's Auto Body Shop.	Aerial photographs, city directories	 <p>1997 aerial photograph</p>

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Year	Use	Source (↑ North)	
2005-2010	Significant land use changes are not visible on aerial photographs, and the property appears developed with current features. City directories indicate that the property is occupied by Driven Visions Auto Customizing.	Aerial photographs, city directories	 <p>2010 aerial photograph</p>

Regulatory Review

The property was identified as Mario's Auto Body and Driven Visions on the RCRA-CESQG database (MN0000119305). Regulatory information indicates that the listing is for ignitable wastes. Regulatory information also indicates that compliance inspections conducted in 1993 and 2001 identified four violations regarding general generator and pre-transport requirements. The violations necessitated the issuance of a notice of violation and letter of warning. According to the EPA Enforcement and Compliance History Online (ECHO) website, the facility is considered to be in compliance, and the facility was not identified on a database indicating that corrective action was necessary or that a release has occurred.

Land-Based Classifications Standards

Dimensions	Code	Classifications
Activity	2000	Shopping, business, or trade activities
Function	2110	Automotive sales or service establishment
Structural Character	2280	Automotive repair and service structures
Site Development Character	6000	Developed site with buildings
Ownership	1000	No constraints, private ownership

Property Attributes

Category	Comments
PID	010-4540-01770, 010-4540-01930
Legal Description	Lot 013, Block 011, West End Addition to Duluth; Lot 00, Block 012, West End Addition to Duluth
Acres	0.16
Parking	Gravel parking lot in eastern and western portions of property
Topography	Level
FEMA Flood Zone	Zone C, areas of minimal flooding
Census Tract	33
Proximity to Highway Access	Adjacent to Grand Ave, within Highway 23, within 0.19 mile of Interstate 35
Existing Buildings	One commercial building developed by 1930
Previous Investigation	No investigation completed