



QUALITY AUTO STL, MOVES TO WESTPORT WITH HELP FROM HILLIKER CORP.



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Quality Auto STL, Built on Foundation of Helping Veterans, Finds Commercial Rental Space in Westport

A Dedication to Excellence



David Marks founded Quality Auto STL in 2010. Having worked in the industry since 1999, he jokes he bought a “garage with a house in front of it” to build a business that has gone from a part-time venture to a full-time, profitable career—one set for expansion. In addition to auto repair, Marks has his dealer’s license. He seeks out and repairs used cars on behalf of clients who trust his knowledge and skill.



From the beginning, he decided to use these skills to give back to veterans, of which his dad is one.



Marks volunteers his time with **The American Legion's Vehicle Donation Program**. He repairs donated vehicles and, using his dealer's license, brings them to auction. As a representative of The American Legion, he sells them for a profit that goes to helping veterans, among the organization's other programs. It's work he's proud of.

Meanwhile, Quality Auto STL has prospered. By 2018, Marks knew he was ready to find [commercial rental space](#) in the St. Louis area. For this, he chose **[Frank Yocum of Hilliker Corporation](#)**.

An Opportunity for Expansion

As Marks and Yocum lined out the opportunities for Quality Auto STL, the challenges were immediately apparent.



First, they knew they needed a relatively small St. Louis-area commercial rental space near his current location on Lackland, eliminating several options.

Additionally, since Marks wanted to keep operating as a dealer, they concentrated their search on [Maryland Heights](#), the only nearby municipality that would allow for an auto repair shop to also sell used cars.

The next hurdle was finding someone who believed Quality Auto STL could operate a clean and organized business on their property. Marks came with a track record of taking care of his current location, but he and Yocum would have to convince potential landlords of this.

After visiting and evaluating more than seven locations, Yocum found a nearly 2700-square-foot commercial rental space in the Westport area of St. Louis that was clearly the ideal choice for Marks's long-term success.

Negotiating a Win-Win



Mad Pak, LLC, owns the building at **11457 Schenk Road**. It had commercial rental space opening up that was the right size for Quality Auto STL—large enough to eventually bring on more staff, but small enough to meet its current needs.



The broker for the building knew **Yocum** and **Hilliker Corporation** for its second-to-none reputation, lending credibility to Marks's fledgling enterprise. Mad Pak and Quality Auto STL were able to strike a deal for a 5-year lease.

With the building chosen, Yocum and Marks went to work getting the property zoned for an auto repair shop. The two attended hearings together and were able to take care of the zoning requirements quickly and efficiently.

Poised for Future Progress



Now under construction, the new building in Westport is perfect for Quality Auto STL to continue its growth and success. Marks says he enjoyed working with Yocum, having benefited from his integrity and experience.

Marks said of Yocum, "If he says he's going to handle it, it gets done." Also, when Yocum needed Marks to do something, it was clear and actionable, making it easy for Marks to do his part.

Yocum enjoyed Marks's enthusiasm and ambition, saying the two would remain friends for years to come.

Set to move in on **March 21**, Marks plans to continue his work for the American Legion and hopes to use the new building to grow his business and keep helping others.

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