



**CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK**

Friday, August 22, 2025

COMMITTEE MEETING NOTICE

AD 13

PATEL, Sanjay R, Agent
MANVEE HOSPITALITY HOLDINGS, LLC
4157 W WHISPERING RIDGE PASS
Franklin, WI 53132

You are requested to attend a hearing which is to be held in Room 301-B, Third Floor, City Hall or you may attend virtually using the link below.

Tuesday, September 09, 2025 at 01:15 PM

The access code is <https://meet.goto.com/807203013>. Please see the enclosed best practices document for further instructions.

Regarding: Your Hotel/Motel and Food Dealer Licenses Renewal Application as agent for "Manvee Hospitality Holdings, LLC" for "CLARION POINTE MKE" at 5037 S HOWELL Av.

There is a possibility that your application may be denied for one or more of the following reasons: The recommendation of the committee regarding the application shall be based on evidence presented at the hearing. Per MCO 85-4-4, unless otherwise specified in the code, probative evidence concerning non-renewal, suspension or revocation may include evidence of the following: failure of the applicant to meet municipal qualifications, pending charges against or the conviction of any felony, misdemeanor, municipal offense or other offense, the circumstances of which substantially relate to the circumstances of the particular licensed or permitted activity, by the applicant or by any employee or other agent of the applicant. If the activities of the applicant involve a licensed premises, whether the premises tends to facilitate a public or private nuisance or has been the source of congregations of persons which have resulted in any of the following: disturbance of the peace; illegal drug activity; public drunkenness; drinking in public; harassment of passers-by; gambling; prostitution; sale of stolen goods; public urination; theft; assaults; battery; acts of vandalism including graffiti, excessive littering, loitering, illegal parking, loud noise at times when the licensed premise is open for business; traffic violations; curfew violations; lewd conduct; display of materials harmful to minors, pursuant to s. 106-9.6; or any other factor which reasonably relates to the public health, safety and welfare, or failure to comply with the approved plan of operation. See attached police report or correspondence.

**Notice for applicants with
warrants or unpaid fines:**

Proof of warrant satisfaction or payment of fines must be submitted at the hearing on the above date and time. Failure to comply with this requirement may result in a delay of the granting/denial of your application.

Failure to appear at this meeting may result in the denial of your license. Individual applicants must appear only in person or by an attorney. Corporate or Limited Liability applicants must appear only by the agent designated on the application or by an attorney. Partnership applicants must appear by a partner listed on the application or by an attorney. If you wish to do so and at your own expense, you may be accompanied by an attorney of your choosing to represent you at this hearing.

You will be given an opportunity to speak on behalf of the application and to respond and challenge any charges or reasons given for the denial. No petitions can be accepted by the committee, unless the people who signed the petition are present at the committee hearing and willing to testify. You may present witnesses under oath and you may also confront and cross-examine opposing witnesses under oath. If you have difficulty with the English language, you should bring an interpreter with you, at your expense, so that you can answer questions and participate in your hearing.

You may examine the application file at this office during regular business hours prior to the hearing date. Inquiries regarding this matter may be directed to the person whose signature appears below.

Limited parking for persons attending meetings during normal business hours is available at reduced rates (5 hour limit) at the Milwaukee Center on the southwest corner of Kilbourn Avenue and Water Street. You must present a copy of the meeting notice to the parking cashier.

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Council Services Division ADA Coordinator at (414) 286-2998, Fax - (414) 286-3456, TDD - (414) 286-2025.

JIM OWCZARSKI, CITY CLERK

BY: _____

**Jim Cooney
License Division Manager**

If you have questions regarding this notice, please contact the License Division at (414) 286-2238.

200 E. Wells Street, Room 105, City Hall, Milwaukee, WI 53202. www.milwaukee.gov/license
Phone: (414) 286-2238 Fax: (414) 286-3057 Email Address: License@milwaukee.gov

MILWAUKEE POLICE DEPARTMENT

LICENSING

CRIMINAL RECORD/ORDINANCE VIOLATION/INCIDENTS SYNOPSIS

DATE: 07/21/25
LICENSE TYPE: MOTEL
NEW: ☐
RENEWAL: ☒

No. 383685
Application Date:

License Location: 5037 South Howell Ave.
Business Name: Clarion

Licensee/Applicant: Patel, Sanjay R
(Last Name, First Name, MI)

Date of Birth: 03/13/72

Home Address: 4157 W Whispering Ridge Pass
City: Franklin State: WI Zip Code: 53132
Home Phone: 414-807-6603

This report is written by Police Officer Monreal, assigned to the License Investigation Unit, Days.

The Milwaukee Police Department's investigation regarding this application revealed the following:

1. On 07/24/2012 the Wisconsin Department of Transportation revoked the applicant's driver's license for 13 months + 90 days for Operating While Intoxicated.

2. On 11/19/14, applicant was cited for Building Code Violations at 1917 W Mitchell Street.

Charge: Building Code Violations
Finding: Guilty
Sentence: Fined \$680.00
Date: 02/18/16
Case: 15060578

3. On 01/01/15, applicant was cited for Chronic Nuisance Premises at 6541 S 13th Street.

Charge: Chronic Nuisance Premises
Finding: Guilty
Sentence: Fined \$1,684.00
Date: 05/08/15
Case: 15005907

4. On 11/08/15, applicant was cited for Chronic Nuisance Premises at 6541 S 13th Street.

Charge: Chronic Nuisance Premises
Finding: Guilty
Sentence: Fined \$1,684.00
Date: 09/12/16
Case: 15072133

=====
4. On 04/17/25 at 6:49p.m., Milwaukee Police were dispatched to a Battery at 5037 S. Howell Ave. Investigation revealed this did not occur at the business, but the victim walked in to call the police. The business was cooperative with the investigation and allowed officers to view video surveillance of the incident.

5. On 07/07/25 at 12:06a.m., Milwaukee Police were dispatched to a Property Lost at 5037 S. Howell Ave. The caller stated they thought they checked out, but thought they left their firearm in the room. Officers were granted access, however, unable to locate the firearm.

6. On 07/07/25 at 12:53p.m., Milwaukee Police were dispatched to a Found Property at 5037 S. Howell Ave. The employee stated a guest checked out and a firearm was left in the room. The guest was notified. The business was cooperative.

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2504170153

OtherEvent #: 25-LP-3350

Incident

5037 S HOWELL AV Milwaukee, WI 53207

Incident Date/Time:: 04/17/2025 18:40:00
CAD Number:: P2504171254
District:: 6
Beat:: 650
Reporting Area:: 7327

Business Agent (1)

PATEL, SANJAY R

Person Involvement: (Must choose Agent
AGENT from drop down):
DOB:: 03/13/1972
Sex:: MALE
Race:: AMERICAN INDIAN OR ALASKAN NATIVE
Address:: 4157 W WHISPERING RIDGE PASS
City:: FRANKLIN
State:: WISCONSIN
Zip Code:: 53132

Licensed Premise Data (1)

CLARION POINTE HOTEL

Phone 1 Number:: (414)-260-0400
Phone 1 Type:: Phone
Address:: 5037 S HOWELL AV
City:: Milwaukee
State:: WISCONSIN
Zip Code:: 53207
Licensee Notification Was Made:: No
Business Was Cited For Violation:: No
Licensee was cooperative: (If not
explain in narrative): No
Licensee or Manager was on
premises at time of
violation/incident:: No

Narrative (1)

LICENSED PREMISE REPORT

Ozegovic, Amna 037236

07/20/2025

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2504170153

OtherEvent #: 25-LP-3350

This report is written by PO Amna OZEGOVIC, assigned to District Six, Early Shift.

On Thursday, April 17th, 2025, at 6:49 PM, Squad 6252 (Myself, in Full Milwaukee Police department issued uniform equipped with Axon body camera activated and in a marked squad) was sent to a Battery in progress complaint, which occurred at the address of 5037 S Howell Ave, which is located in the City and County of Milwaukee.

Scene:

Upon my arrival I observed a female, later identified as a victim of this incident, GUERRERA Monica (W/F, 01-12-1962) sitting inside of the lobby of Clarion Pointe hotel. I observed a white Chevy parked in front of the hotel and a white male, later identified as BUCCIARELLI Ian (W/M, 05-12-1978).

I observed a camera from the hotel facing towards the parking lot where the white chevy (according to Cad notes) was parked.

I observed the victim to be visibly upset, waving her hands and speaking in a very loud tone of voice. I observed her hair to be tied in a bun, with the strands of hair falling out of the hair bun, which indicated that her hair was pulled. I also observed victim's lower lip slightly swollen and redness around her neck.

Suspect was located sleeping in the front seat of the Chevy, in front of the hotel. There was an empty bottle of alcoholic beverage by suspects feet.

I observed the victim to be significantly smaller in size than the suspect.

Interview with the victim:

I spoke to GUERRERA inside of the lobby. GUERRERA stated she has been friends with BUCCIARELLI for approximately six months. GUERRERA stated she is not emotionally involved with him, but they spend time together and enjoy each other's company. GUERRERA stated that she spent the day hanging out with BUCCIARELLI at the Best Western hotel, who had been drinking all day. They were planning to spend a night at the Clarion hotel, where GUERRERA booked the room. Once she found out the hotel did not have a bathtub, GUERRERA went back into her vehicle and told BUCCIARELLI she did not want to stay there. The argument started between the two of them and GUERRERA told BUCCIARELLI she would call his brother. At that time BUCCIARELLI became angry and told her he was going to "break her neck".

GUERRERA stated that BUCCIARELLI just snapped and started hitting and "elbowing" her. BUCCIARELLI also pulled her hair and GUERRERA remembers hitting her head on the steering wheel of her vehicle.

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2504170153

OtherEvent #: 25-LP-3350

During this altercation, BUCCIARELLI also grabbed GUERRERA's neck and choked her. At that time, GUERRERA was still able to breathe and did not lose consciousness. GUERRERA felt BUCCIARELLI pulling her lanyard she had around her neck. GUERRERA stated she did not remember how long this situation was going on, but remembers she was able to open the door and exit the vehicle.

While talking to GUERRERA, she stated her tooth was chipped and it was causing her pain. I observed trauma to upper right molar and observed it to be chipped. GUERRERA then showed me severe bruising on her left forearm, as well as bruising on her right forearm.

GUERRERA stated she never wants to see BUCCIARELLI again.

When I asked her if this behavior was out of BUCCIARELLI's character, GUERRERA stated she was shocked by his actions. GUERRERA stated it seemed like BUCCIARELLI just snapped.

Interview with the suspect:

P.O. Cartwright (Squad 6230) spoke to BUCCIARELLI who stated he was only hanging out with his friend, and nothing had happened between them. BUCCIARELLI was intoxicated and complained he was having a heart attack. BUCCIARELLI was taken into custody and conveyed by BELL 430 Ambulance to St. Francis hospital for medical observation.

I spoke to BUCCIARELLI at the St. Francis hospital, room 6. BUCCIARELLI stated he was set up by the wrong bitch.

Witnesses:

There were no witnesses to this incident.

I also spoke with the front desk attendant at Clarion, who was able to replay the surveillance camera.

The footage depicted the white Chevy and GUERRERA exiting the front driver's seat of the vehicle and depicts her walking into the hotel.

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2504170153

OtherEvent #: 25-LP-3350

PO RODRIGUEZ (Squad 6240) conducted a CST assignment, see his supplemental report.

PV-17 and community card were issued.

Officer (2)

Approving Officer:	Graczyk, Paul F (017575)	07/20/2025 09:51:43
Section: (Work Location):	62	
Reporting Officer:	Ozegovic, Amna (037236)	04/18/2025 14:18:00
Section: (Work Location):	62	

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2507070008

OtherEvent #: 25-LP-3132

Incident

5037 S HOWELL AV Milwaukee, WI 53207

Incident Date/Time:: 07/07/2025 00:30:42
CAD Number:: P2507061564
District:: 6
Beat:: 650
Reporting Area:: 7327

Business Agent (1)

PATEL, SANJAY R

Person Involvement: (Must choose Agent
AGENT from drop down):
DOB:: 03/13/1972
Sex:: MALE
Race:: AMERICAN INDIAN OR ALASKAN NATIVE
Address:: 4157 W WHISPERING RIDGE PASS
City:: FRANKLIN
State:: WISCONSIN
Zip Code:: 53132

Licensed Premise Data (1)

CLARION POINTE HOTEL

Phone 1 Number:: (414)-260-0400
Phone 1 Type:: Main
Address:: 5037 S HOWELL AV
City:: Milwaukee
State:: WI
Zip Code:: 53207
License Type:: Hotel/Motel
Licensee Notification Was Made:: No
Business Was Cited For Violation:: No
Licensee was cooperative: (If not explain in narrative): Yes
Licensee or Manager was on premises at time of violation/incident:: No

Narrative (1)

LICENSED PREMISE REPORT

Delaney, Joseph J 037790

07/07/2025

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2507070008

OtherEvent #: 25-LP-3132

This report is being submitted by squad 6350 PO Joseph DELANEY assigned to District Six, Late Shift.

On Monday July 7th, 2025, at approximately 12:06 AM, I was dispatched to 5037 S Howell AV (Clarion Pointe Hotel) located in the City and County of Milwaukee for a Property Lost/Firearm complaint.

Upon arrival I spoke with the manager of the business identified as Ahmad EITIZAR (A/M 04-12-74), who stated that no had been inside room 234 which is the room the caller stated he had left the firearm behind in, since the tenant checked out besides hotel staff. EITIZAR stated they had not located any firearm, EITIZAR then showed me to room 234 where I conducted a check and was unable to locate the firearm. I then notified the caller. The business was cooperative. I did not view any surveillance footage. I viewed the business license which was up to date.

End Of Report.

Officer (2)

Reporting Officer:	Delaney, Joseph J (037790)	07/07/2025 01:07:00
Section: (Work Location):	63	
Approving Officer:	Seidl, Joshua M (018356)	07/07/2025 07:18:31
Section: (Work Location):	63	

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2507070056

OtherEvent #: 25-LP-3141

Incident

5037 S HOWELL AV MILWAUKEE, WI 53207

Incident Date/Time:: 07/07/2025 12:50:00
CAD Number:: P2507070719
District:: 6
Beat:: 650
Reporting Area:: 7327

Business Agent (1)

PATEL, SANJAY R

Person Involvement: (Must choose Agent
AGENT from drop down):
DOB:: 03/13/1972
Sex:: MALE
Race:: AMERICAN INDIAN OR ALASKAN NATIVE
Address:: 4157 W WHISPERING RIDGE PASS
City:: FRANKLIN
State:: WISCONSIN
Zip Code:: 53132

Licensed Premise Data (1)

Clarion Pointe Hotel

Phone 1 Number:: (414)-323-1930
Phone 1 Type:: Main
Address:: 5037 S HOWELL AV
City:: MILWAUKEE
State:: WI
Zip Code:: 53207
Licensee Notification Was Made:: No
Business Was Cited For Violation:: No
Licensee was cooperative: (If not
explain in narrative): No
Licensee or Manager was on
premises at time of
violation/incident:: No

Narrative (1)

LICENSED PREMISE REPORT

Saltzwadel, Kurt S 017597

07/07/2025

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2507070056

OtherEvent #: 25-LP-3141

This report is submitted by P.O. Kurt SALTZWADL, assigned to District Six, Day Shift.

On Monday, July 7, 2025, at approximately 12:53 pm, squad 6140, I was dispatched to 5037 S. Howell Ave (Clarion Pointe) Hotel, located in the City / County of Milwaukee, WI regarding a property found complaint which was a firearm.

On this date, I was wearing my department issued uniform, with my last name affixed to my outer most garment, which also included my department issued Axon digital body camera. On this date, I was operating marked police patrol car, #65627, which is also equipped with the Axon digital recording system.

Interview -Ahmad EITIAZ

On scene, I spoke to the caller identified as Ahmad EITIAZ (w/m 04-12-74), 2575 W. Lakewood Ln #1A, Oak Creek, WI 53154 (414) 323-1930. EITIAZ stated he is employed at the location and works at the front desk. EITIAZ stated a firearm was left inside Room #234, at the hotel. On scene, we went to room #234, and EITIAZ showed me where the firearm was located inside the room. The firearm was located on the television stand, behind a black Nike shoebox. At this time the firearm was seized regarding the investigation. EITIAZ provided contact information for the person who rented the room. This concluded my interview.

Interview- Xavier KENDERICK

On scene, I spoke on the phone to Xavier KENDRICK (b/m 04-21-00) 5474 Meadow Oaks Park Dr., Jackson, MS, 39211, (769) 233-1241. KENDRICK stated he was on his way home and was not in the Milwaukee area. KENDERICK stated he owned the firearm, and could not locate it prior to checking out of the hotel. KENDRICK was given my contact information and advised that property division would be contacting him. This concluded my interview with KENDERICK.

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2507070056

OtherEvent #: 25-LP-3141

Additional Information -

As a department trained CST, I took approximately six (6) photos.

The room reservation was reserved by Lakiria SHEPHERD, 1027 Brookley St., Jackson, MS (769) 278-2526.

The above information was sent to Evidence. com

Property Seized-

(10) Ten -22 LR caliber brass rounds- with the Letter "F" stamped on it.

(1) Taurus (TX) - 22LR, handgun with it's magazine. Serial number- 1TJ042393

The above listed item(s) were placed on Milwaukee Police Department Inventory #10031343, and #100331344.

This concludes my report regarding this investigation.

Officer (2)

Reporting Officer:

Saltzwadel, Kurt S (017597)

07/07/2025 15:55:00

Milwaukee Police Department

749 W. State Street Milwaukee, WI 53233

414-933-4444

Case #:C2507070056

OtherEvent #: 25-LP-3141

Section: (Work Location): 61

Approving Officer: McBride, Christopher E (018557) 07/08/2025 07:37:38

Section: (Work Location): 61



HOTEL & MOTEL LICENSE SUPPLEMENTAL RENEWAL APPLICATION

Office of the City Clerk License Division

200 E. Wells St. Room 105, Milwaukee, WI 53202

(414) 286-2238 e-mail address: license@milwaukee.gov www.milwaukee.gov/license

Legal Entity Name: Manvee Hospitality Holdings, LLC

Premises Address: 5037 S HOWELL AV

MILWAUKEE COUNTY REPRESENTATIVE

Is the applicant (sole proprietor, partners, or agent of Corp/LLC) a resident of Milwaukee County? ☒ Yes ☐ No

If NO, a local representative (natural person) residing in Milwaukee County must be appointed.

Provide the person's name and street address. P.O. Boxes are not acceptable.

Name of Person:

Phone number:

Street Address (including city and zip code):

PLAN OF OPERATION & FLOOR PLAN

Describe your plans to train employees to recognize and report guest or resident behaviors that are indicative of human trafficking at the premises.

we have manager & crew online university training program certified

We use ONLY CHOICE HOTEL ONLINE TRAINING

Rooms = 99

Are there any changes to your current plan of operation or floor plan*? ☒ No ☐ Yes If yes, describe: _____

*If there are changes to the floor plan, a new floor plan must be submitted with this renewal application. A sample plan can be found online at www.milwaukee.gov/licenses under License Forms and Related Information.

HOURS OF OPERATION

Are there any changes to the current hours of operation?

☒ NO

☐ YES

If Yes, describe changes: _____

Hours of operation are listed on your current license.

SIGNATURE

[Handwritten Signature]

Signature of Sole Proprietor; a Partner; or if a Corporation or LLC, the Agent must sign