



City of Milwaukee

City Hall
200 East Wells Street
Milwaukee, WI 53202

Meeting Minutes

LICENSES COMMITTEE

ALD. JOCASTA ZAMARRIPA, CHAIR
Ald. Andrea M. Pratt, VICE-CHAIR
Ald. Peter Burgelis, Ald. Alex Brower and Ald. DiAndre Jackson

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Friday, July 17, 2026

9:00 AM

Room 301-B, Third Floor, City Hall

Special

The meeting was called to order at 9:03 am

Present 5 - Zamarripa, Pratt, Burgelis, Brower, Jackson

1. [260462](#) Motion relating to the recommendations of the Licenses Committee relating to licenses.

Sponsors: THE CHAIR

11 CARRASQUILLO ROBLES, Harvian M, Agent for "EBENEZER AUTO & REPAIR LLC", Secondhand Motor Vehicle Dealer's License Renewal Application with Adding Stockholder and Transfer of Stock for "EBENEZER AUTO & REPAIR LLC" at 4440 W FOREST HOME Av. (Expired 5/27/2026)

The applicant was not present.

Ald. Pratt moved to hold the item to the call of the chair upon first nonappearance.

There were no objections. (Prevailed 3-0)

HELD TO CALL OF THE CHAIR

Aye 3 - Zamarripa, Pratt, and Burgelis

No 0

Excused 2 - Brower, and Jackson

08 AHMAD, Wadood, Agent for "U S PETRO LLC", Filling Station, Food Dealer and Weights & Measures Licenses Renewal Application for "U S PETRO" at 2931 W LINCOLN Av. (Expired 3/21/2026)

The applicant was present and represented by Atty. Ahmad.

There is no police report.

Individuals in opposition:

Joanna Bautch – VIA CDC Executive Director and Neighbor – 3524 W National Av - said that she has no concerns with the operation of this business however, the

applicant owns another boarded up building in the neighborhood (2709 W Lincoln Av), and wants to ask the committee to encourage the applicant to take care of it since it is causing problems in the neighborhood.

Brisa E Van Galen - VIA DCD Economic Development Director - 3524 W National Av - said that they have no issues with the business and that part of her job is to reach out business owners and neighbors to enhance the communication in general. She added that she tried to talk specifically about this house that is affecting the safety of pedestrians and the commercial corridor with no luck.

Individuals also present:

Ald. Zamarripa asked Ms. Van Galen if she has received complaints from other neighbors.

Ms. Van Galen said that she has record of the complaints from three neighbors around this property who are very frustrated about the conditions of the house and unable to reach out the owner.

Ald. Zamarripa said that she understands that the property has nothing to do with this business license but that her office has dealt with a lot of calls for the same matter and that she has not been successful getting a hold of the applicant either.

Atty. Ahmad said that the applicant is not operating the business, that his client has had health issues but that this past month they have been working on picking up trash, cleaning the yard and that they will address the physical concerns soon. He added that it was not his client's intention to harm the neighborhood.

Ald. Zamarripa asked what they are doing with the people loitering at the property and using it as a place to hang out.

Atty. Ahmad said that they have to put the fence up and "No Trespassing" signs.

The applicant agreed to meet with Ald. Zamarripa and the neighbors to talk about the issues with his house.

Ald. Zamarripa moved to hold the item to the call of the chair also for clarification about who is operating the business. There were no objections. (Prevailed 5-0)

HELD TO CALL OF THE CHAIR

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

08 VEGA AGUILAR, Oscar D, Agent for "LA CHINAMPA MEXICAN FOOD LLC", Class B Fermented Malt and Class C Wine Licenses Application for "LA CHINAMPA" at 3500 W NATIONAL Av.

The applicant was present and said that he has Mexican and Italian food and customers have been asking for alcoholic drinks to be consumed along with food. There is no police report.

There were no neighbors present to testify.

Individuals also present:

Ald. Zamarripa said that she is in support of this application and that she talked to the applicant about only beer and wine been approved today.

Atty. Gresham recommended the applicant not to stock the bar with hard liquor because it could be in violation of the license.

The applicant agreed.

The applicant said that he will do service bar only and no stools on the bar for now in response to Ald. Burgelis' question.

Ald. Zamarripa moved approval. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

08 OBEROI, Meetu, Agent for "OBEROI REAL ESTATE LLC", Class A Malt & Class

A Liquor and Food Dealer Licenses Renewal Application for "QUICK PICK FOOD MART" at 3332 W LINCOLN Av. (Expired 7/5/2026)

The applicant was present along with her son, Mr. Oberoi as interpreter and represented by Atty. Bobot.

The police report was read.

Atty. Bobot said that his client has taken full responsibility of the item on the police report, that fines have been paid and that his client has purchased the id verification device at the point of sale since the incident happened. He added that this is the first time that his client has been before the committee.

Individuals also present:

Ald. Zamarripa said that she appreciates the context but that selling alcoholic and/or tobacco products to minors is unacceptable and, that is why is important to have the applicant here to discuss the matter.

Atty. Bobot said that his client has taken the manner seriously by implementing the verification system.

There were no neighbors present to testify.

Ald. Zamarripa moved approval with a warning letter. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

08 ORTIZ-HERNANDEZ, Francisco, Agent for "TAQUERIA LA VECINDAD LLC", Food Peddler License Renewal Application for "TAQUERIA LA VECINDAD" at 1401 S 38TH St. (Expires 9/16/2026)

The applicant was present.

The police report was read.

The applicant said that he paid the citation that he received.

Individuals also present:

Ald. Zamarripa moved to hold the item to the call of the chair. There were no objections. (Prevailed 5-0)

Ald. Jackson moved to reconsider the application at 10:02 am

The applicant was present along with Victoria Herrera as interpreter.

Individuals in opposition:

Cortney Langosch – MHD – said that the applicant was found twice operating without running water within the last year, that handwashing is very important and that the applicant was recommended not to operate the food truck again without running water.

Ald. Zamarripa said that the applicant was caught twice within almost two months and asked if MHD checked again after the last incidence during winter.

Ms. Langosch said that they did and that the water issue was corrected.

Ald. Zamarripa asked the applicant what he did to rectify the issue.

The applicant said that he empties the water tank every night and insulated the water line as recommended by MHD.

Ald. Zamarripa said that it is imperative to have running water to wash hands and to make sure not to drive on streets that do not take overweight vehicles because have neighbors have complained about him doing it.

The applicant agreed.

Ald. Zamarripa moved approval with a warning letter. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

08 HUSSEIN, Fadi W, Agent for "FADI PETROLEUM, LLC", Filling Station, Food Dealer and Weights & Measures Licenses Renewal Application for "CLARKS FOOD" at 3434 W OKLAHOMA Av. (Expires 7/28/2026)

The applicant was present.

The police report was read.

The applicant said that the lady who came in said that she was confused and they called MPD because she did not know where she was.

There were no neighbors present to testify.

Individuals also present:

Ald. Zamarripa said that the application was also scheduled for having the pumps operating after hours.

Ald. Burgelis said that he witnessed firsthand and let Ald. Zamarripa know it.

The applicant said that the company has set up the new hours at the pumps, that it won't happen again and that he understands the issue.

Ald. Zamarripa moved approval. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

07 DIGGS, Gloria D, Agent for "SPLENDICARE BAR AND GRILL LIMITED LIABILITY COMPANY", Class B Tavern, Public Entertainment Premises and Food Dealer Licenses Renewal Application Adding Hookah Services as Type of Entertainment for "PLAY BY PLAY" at 3910 W FOND DU LAC Av. (Expires 8/4/2026)

The applicant was not present.

Individuals also present:

Ald. Jackson said that this application was scheduled due pending fines and that they have been satisfied.

Ms. Melton appeared in opposition.

Ald. Jackson moved to hold the item to the call of the chair. There were no objections. (Prevailed 5-0)

HELD TO CALL OF THE CHAIR

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

07 NGUYEN, Sheila T, Agent for "OPTIONS LLC", Class B Tavern, Public Entertainment Premises and Food Dealer Licenses Renewal Application for "OPTIONS RESTAURANT & LOUNGE" at 4747 N HOPKINS St. (Expires 7/30/2026)

The applicant was present.

The police report was read.

The applicant said that to address the noise complaints, they have a loading zone at the front so no cars are parked there with loud music. As for the box of wine coolers found with no receipt, she said that it was a gift from when they first opened and that every single liquor bottle is accounted for and has receipt since the revision happened. For the third item, she explained that staff and patrons who do not feel comfortable leaving their guns in their vehicles, were allowed to drop them at a separate locked room but MPD said that it was not safe and that is the reason why

she purchased a locked box. She added that every single gun was accounted for and even her personal gun.

Individuals in opposition:

Officer Walker – Community Liaison Officer – said that the extended hours request is not a good idea due the high crime in the area and that she was part of the operative where 6 guns were confiscated.

Ms. Lopez said that the establishment closes at 12am Sun-Thu and 2:30 AM Fri-Sat. and that there is no extended hours request in front of the committee.

Ald. Jackson moved approval with a warning letter. There were no objections.

(Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

03 SALIM, Sami, Agent for "OAKLAND CAFE, LLC", Food Dealer License Renewal Application for "OAKLAND CAFE" at 2979 N OAKLAND Av. (Expired 3/12/2026)

The applicant was present.

The police report was read.

The applicant said he does not sell tobacco at this location.

Atty. Gresham said that the sale happened at a different location but that he is the agent there as well.

The applicant said that it is correct and that he appeared before committee for that matter.

Individuals also present:

Ald. Brower said that the item was brought before committee at a previous hearing.

The applicant said that he is carding people at the other location to avoid that it happens again.

Neighbor in opposition:

Marleny Richiez – 2636 N Oakland Av – said that she was present at yesterday's neighborhood meeting and that the applicant agreed to clean up every morning around the area and willing to communicate with neighbors about noise complaints. She added that the applicant showed commitment to resolve any issues.

Ald. Brower said that his office received the noise complaint and that there must be two amends to be made after yesterday's community meeting which are to cleanup/pickup trash around the premises everyday at opening and that the agent will post his contact information for neighbors to reach out.

The applicant agreed.

Ald. Brower moved to amend the plan of operations including a daily cleanup at opening around the premises and to post his contact information. There were no objections.

Ald. Brower moved approval as amended. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

03 OHLSSON, Aaron, Agent for "ARO MANAGEMENT LLC", Class B Tavern, Public Entertainment Premises and Center for the Visual and Performing Arts Licenses Renewal Application for "THE MIRAMAR THEATRE" at 2844-46 N OAKLAND Av. (Expired 7/7/2026)

The applicant was present and represented by Atty. Randall.

The police report was read.

Atty. Randall said that there is a commonality on both items which is that the security

staff cooperated with controlling the crowd and assisting MPD. He added that his client will continue with the collaboration.

There were no neighbors present to testify.

Individuals also present:

Ald. Brower said that back in March he held a neighborhood meeting with the close neighbors about noise complaints from patrons waking up neighbors when they leave the Thursdays' nights events. He added that the applicant said that he was going to address the noise complaints and even committed to cancel those events if no improvement was made. He continued saying that those events were reported ended at the last meeting and that neighbors say that things are quieter now. He added that the applicant has also committed to more security, including patrolling areas like Geneva Place and Walgreens; weekly reports; offering his phone number to neighbors (which he gave out at the meeting); PatronScan and Social media posts about it and a follow-up community meeting towards the end of September.

Atty. Gresham said that there must be amendments in place with specifics.

Atty. Randall asked that the abatement plan, which includes everything what Ald.

Brower summarized, be added to the plan of operations.

Ald. Brower moved to make the abatement plan part of the plan of operations. There were no objections.

Mr. Ohlsson said that he would like to have a monthly report instead of a weekly.

Ald. Brower asked for a weekly communication between the aldermanic office and the business until the September meeting.

The applicant agreed.

Ald. Brower moved to amend the plan of operations for a weekly communication between the aldermanic office and the business until the September 2026 meeting.

There were no objections.

Ald. Brower moved approval as amended. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

03 GRUENEWALD, Gina, Agent for "CROSSROADS COLLECTIVE LLC", Class B Tavern, Public Entertainment Premises, Food Dealer and Sidewalk Dining Licenses Application Requesting Instrumental Musicians, Disc Jockey and Patrons Dancing for "STAR BAR" at 2011 E IVANHOE PI #1.

The applicant was present and said that she has been working with Newland for 10 years, that this is a small footprint with an exciting new concept in the plaza.

Individuals also present:

Ald. Brower said that this proposal will be taking a portion of the previous Crossroads at the Ivanhoe Plaza.

There were no neighbors present to testify.

Ald. Brower said that he held the community meeting with no attendance but that the objection on file was brought to the applicant and that Newland will do remedies to avoid noise complaints.

Ald. Brower moved approval. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

01 HODGES, Romey J, Agent for "BLUFOX AUTOMOTIVE LLC", Secondhand Motor Vehicle Dealer's License Renewal Application with Change of Hours From Closing 6PM To Close 5PM Mon-Sat and Requesting 3 Additional Spaces for "BLUFOX AUTOMOTIVE LLC" at 3841 W VILLARD Av. (Expired 6/10/2026)

The applicant was present.

There were no police reports.

Individuals also present:

Ald. Pratt said that the lot is very small and she already receives calls for vehicles parked around.

The applicant said that he wants to remove the 3 additional spaces request.

Ald. Pratt moved removal of the 3 additional spaces request. There were no objections.

Ald. Pratt moved approval as amended. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

01 SINGH, Jasmeet, Agent for "JAIVIN CAPITAL INC", Extended Hours Establishments, Filling Station, Food Dealer and Weights & Measures Licenses Application Requesting To Open 24Hr Everyday for "VILLARD MART" at 3709 W VILLARD Av.

The applicant was present and represented by Atty. Maistelman.

There is no police report.

The applicant said he has been working in the gas station business for 20 years at several locations, that he will do improvements to this location and will do his best to keep it safe.

Individuals also present:

Ald. Pratt said that neighbors are not in support of the Extended Hours and that she has communicated it to the applicant.

There were no neighbors present to testify.

Atty. Maistelman said that his client has had no issues at his other locations and has experience.

Ald. Zamarripa asked if he has experience running businesses 24HR/day.

The applicant said that he will be there all the time doing his best to run it and that he managed the gas station at 35th St and Lincoln Av with no issues 24HR/day.

Ald. Pratt asked the applicant if he is willing to amend the hours of operation.

Atty. Maistelman said that they prefer not to.

Ald. Pratt asked the applicant to meet with the BID and neighborhood groups to talk about his plan.

Bryan Rant – Villard Ave BID 19 – said that it is important to get in touch with the BID to talk about how they can support businesses within the community.

Atty. Maistelman said that they will be happy to meet with the BID.

Ald. Pratt moved to hold the item to the call of the chair. There were no objections.

(Prevailed 5-0)

HELD TO CALL OF THE CHAIR

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

01 NAGRA, Gurinder S, Agent for "VILLARD PETRO MART INC", Extended Hours Establishments, Filling Station, Food Dealer and Weights & Measures Licenses Renewal Application for "VILLARD PETRO MART" at 3709 W VILLARD Av. (Expired 7/14/2026)

The applicant was present and represented by Atty. Maistelman.

The police report was read.

Atty. Maistelman said that a number of calls were made by someone who was not

there anymore and the other calls being made by his client which shows cooperation in a very challenged area.

Individuals also present:

Ald. Pratt said that she has had neighborhood walks because of this business, that she has relayed the message of the residents to the clerks and that they say that they will pass it to Mr. Nagra with no response yet. She added that 3 people have been murdered at this parking lot since she took the office over and that she thinks that the extended hours are big part of the problem. She also said that loiters behave badly around the premises like squatting on the sidewalk.

Atty. Maistelman said that his client has improved the surveillance system and the lighting there. He added that they are willing to conduct a CPTED and to address the recommendations along with Ald. Pratt.

Ald. Pratt asked the applicant if he is part of the BID.

The applicant answered "No".

There were no neighbors present to testify.

Ald. Zamarripa suggested to hold the item for the applicant and the prospect buyer to meet with the BID to discuss the nature of the business and the issues around.

Ald. Pratt said that she will issue a provisional as an opportunity for the applicant to meet with the BID and to connect with the neighbors who live around and are the most affected. She added that he must come up with a plan.

Ald. Pratt moved to hold the item to the call of the chair. There were no objections. (Prevailed 5-0)

HELD TO CALL OF THE CHAIR

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

01 EVANS, Angela J, Agent for "VMCB HOLDINGS CORP.", Class B Tavern and Public Entertainment Premises Licenses Application Requesting Disc Jockey, Jukebox, Adult Entertainment/Strippers/Erotic Dance, Hookah Service, Bands, Wrestling, Karaoke, 5 Amusement Machines, Poetry Readings, Comedy Acts, Dancing by Performers, Patrons Dancing and 1 Pool Table for "VENOM" at 5048 N 35TH St.

The applicant was present along with Mr. Ray and represented by Atty. Halbrooks. The police report was read.

Atty. Halbrooks said that this location has been closed for 5 years now and the items on the police report have been addressed previously.

Mr. Ray said that he made a mistake and that he has been discharged from probation.

Atty. Gresham said that there is no more conflicting information about Mr. Ray's probation.

Individuals in opposition:

Mr. Hamilton – 5174 N 35th St – representing the church 2 properties down - said that they have issues with the bar across the street and that another establishment like this, is not welcome because will create more issues.

Bryan Rant – Villard Ave BID 19 - said that they have been there since 2018 and when Cheetah Club opened, they experienced issues like reckless driving, trash and even a homicide there. He said that he is here representing the Villard Ave BID 19 and that within a quarter of mile, there is a public library, 2 catholic schools and a daycare center.

Ms. Thompson – 5150 N 35th St – Stainless Foundry and Engineering Inc – said that they employ 150 people since 1956, that they run several shifts and that employees park around the street. She said that this location is inappropriate because they have invested a lot in the community and neighbors are concerned about safety again.

Mr. Ray said that he is willing to work with the company to avoid parking issues and

that he will do it himself.

Eric Tapper – Pellitteri Waste Systems - said that the primary concern is the parking and traffic that they experienced with the previous operation and that they have large vehicles coming in/out throughout day and night, which is a great safety concern. He added that they have invested significantly in the community, that they will continue doing it but that this business is a safety hazard for his.

Mr. Ray said that he would like to meet with Mr. Tapper to identify the areas that must remain clear for the large vehicles and wide turns.

Mr. Tapper said that the goal is safety for pedestrians and the community.

Greg Kickbush - 5045 N 35th St – said that they are a 20-year manufacturer there and experienced the same issues with the previous operator, that nothing good comes out of this type of operation and that his employees had to deal with many issues with patrons and staff leaving/arriving. He asked who is going to be responsible and what it will take to close this business if issues come back.

Individuals also present:

Ald. Pratt said that the applicant actually runs a strip club in the middle of a neighborhood and that the thinking behind this move was that this location is more industrial so it would be more appropriate but that the feedback is similar. She added that she is upset because the applicant did not take the time to talk of any of the people who appeared here with him being longer in business and knowing what he is supposed to do. She said that she did not want to have a neighborhood meeting here.

Ald. Zamarripa asked the applicant if she is willing to amend the application to open at 6pm.

The applicant agreed to the following amendments:

Ald. Pratt moved to amend the plan of operations to open at 6pm everyday. There were no objections.

Ald. Pratt moved to amend the plan of operations to reflect that 2 of the 6 security guards will be outside unless they are needed inside for emergencies. There were no objections.

Ald. Pratt moved to amend the plan of operations to reflect that security guards be onsite through the entire hours of operations. There were no objections.

Ald. Pratt moved approval as amended. There were no objections. (Prevailed 5-0)

Ald. Pratt asked the applicant to communicate with the BID and the neighbors present to work together on a plan.

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

01 EVANS, Angela J, Agent for "MICHAEL RAY GENTS PLUS LLC", Class B Tavern and Public Entertainment Premises Licenses Renewal Application for "GOLD DIGGERS MILW" at 4750 N HOPKINS St. (Expired 4/1/2026)

The applicant was present along with Mr. Ray and represented by Atty. Halbrooks. The police report was read.

Mr. Ray said that the police report was addressed at the previous hearing and even the mother of the victim was present in support.

There were no neighbors present to testify.

Individuals also present:

Mr. Ray asked to withdraw the Erotic Dancers/Strippers/Adult Entertainment and Wrestling as types of entertainment.

Ms. Evans agreed.

Ald. Pratt moved to amend the plan of operations with removing the Erotic Dancers/Strippers/Adult Entertainment and Wrestling as types of entertainment.

There were no objections.

Ald. Zamarripa asked the agent if she is willing to amend the hours of operations 6AM-12AM everyday as discussed with Ald. Pratt previously.

The applicant agreed.

Ald. Pratt moved to amend the hours of operation to 6AM-12AM everyday. There were no objections.

Ald. Pratt moved approval as amended with a warning letter. There were no objections. (Prevailed 5-0)

AMENDED

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

Ald. Burgelis moved approval of the File 260462 as amended. There were no objections. (Prevailed 5-0)

RECOMMENDED FOR APPROVAL

Aye 5 - Zamarripa, Pratt, Burgelis, Brower, and Jackson

No 0

The meeting adjourned at 12:36 pm

*Yadira Melendez
Staff Assistant*

This meeting can be viewed in its entirety through the City's Legislative Research Center at <http://milwaukee.legistar.com/calendar>.