

June 3, 2022

Alderwoman Milele A. Coggs

Chairperson- Licenses Committee

Milwaukee Common Council

City of Milwaukee

200 E Wells Street

Milwaukee WI 53201

Re: Complaint for 2844-46 N Oakland AV, RENEWAL Class B Tavern License for The Miramar Theatre, ARO Management LLC

Dear Chairwoman Coggs,

On behalf of the Oakland Avenue Business Improvement District (#13), I am writing to express our opposition to the renewal of the Class B Tavern and associated licenses for The Miramar Theatre, 2844-46 N. Oakland Avenue, scheduled for consideration by the Licenses Committee on June 6, 2022.

Since the present operator has taken over the Miramar Theatre, the establishment has become a public nuisance for the businesses on the street and the surrounding neighborhoods. The police report in the file will verify activity that is disruptive and dangerous to neighborhood residents and business patrons, including **thefts, stolen property, fights, a subject with a gun, an injured person, several batteries, troubles with subject and multiple occurrences of shots fired.** In the decade that I have been associated with BID #13 the Miramar is the only location that has had multiple complaints of shots fired and victims of those shootings. It's clear from his problems at the Miramar, as well as his well-publicized problems at Site 1A in the Third Ward, that this operator has an inability to control a licensed venue to a standard that would be acceptable in any neighborhood. His record, as well as video evidence submitted by our attorney, David Halbrooks, clearly shows he is unfit to be given the responsibility to operate a licensed venue in Milwaukee.

For the record, I have tried to contact the licensee by phone on numerous occasions without ever receiving a call back. Through the Alderman's office, we have requested his attendance at our meetings. He has never responded.

In addition to the gun violence wrought by patrons of the Miramar, business owners and staff complain that patrons of the Miramar regularly, litter, urinate, unlawfully park and loudly congregate at late hours on adjacent properties. I believe there is also eyewitness testimony in the file to verify this behavior.

In response to complaints of the members of BID #13 I personally have observed dangerous activity at the Miramar on February 1st and February 7th 2022. On those evenings I witnessed cars racing up and down Oakland Avenue at high rates of speed after dropping patrons at or picking patrons up from The Miramar. In addition, I witnessed cars disregarding traffic signals at Oakland and Locust, Oakland and Linwood and along Newberry Blvd as well as making dangerous U-turns at high rates of speed in the middle of the street. I witnessed patrons of the Miramar driving recklessly through neighborhood streets in search of parking. I witnessed a heavy police presence that was needed to control the patrons of this private establishment instead of patrolling neighborhoods that have a much greater need of police presence.

I have read a letter from Mr. Ohlsson sent to the Murray Hill Neighborhood Association in response to the chaos that he has brought to the neighborhood. Included in that letter are pledges to hire armed security to patrol our street. It is clear to me that if you require security with guns to confront patrons with guns to control your place of business on a small commercial district like ours, it's proof that you've failed as an operator. Oakland and Locust is not a downtown entertainment district or nightlife hub. It's a local commercial district of mainly mom and pop restaurants and daytime shops. A high capacity nightclub is not consistent with the needs or wants of the area.

Another "solution" Mr. Ohlsson claims to have implemented is the practice of making the 2800 and 2900 hundred blocks of N. Oakland Avenue No Parking -Tow Away zones on Tuesday nights. Imagine being a good viable business on Oakland Avenue like Oakland Gyros or Chebba Hut or the Shawarma House and having a patron's car towed because The Miramar has the inability to control their premises or patrons. The solution is almost as bad as the problem! Taking away a public asset like much needed street parking so that The Miramar can operate is another unacceptable price to pay so this public nuisance can continue to operate.

It is both rare and unusual for a Business Improvement District to advocate to shut a business down. It makes all the BID Members uncomfortable. We normally advocate for business creation. However, in this case, BID #13 feels that the evidence in the file and through testimony of chaos, disorder and danger brought to the street by this establishment is harmful to the health of business owners, staff and patrons. We respectfully ask that the License Committee revoke this license.

Thank you for your attention to this matter.

Very Truly Yours,

Michael D'Amato

Director Business Improvement District #13.

Melendez-Hagedorn, Yadira

From: License
Sent: Monday, June 6, 2022 8:09 AM
To: Melendez-Hagedorn, Yadira
Subject: FW: opposition to additional liquor licenses

For the file

From: Luci Klebar <laklebar@gmail.com>
Sent: Sunday, June 5, 2022 9:28 PM
To: License <LICENSE@milwaukee.gov>
Subject: opposition to additional liquor licenses

You don't often get email from laklebar@gmail.com. [Learn why this is important](#)

Dear Public Service Person,

As an almost lifelong eastsider who lives, works and plays on the eastside, I am writing to state my vehement opposition for renewing the Class B Tavern License for the Miramar Theatre on N Oakland Avenue. There has been a variety of violent crime and fights breaking out both inside and outside the theatre, cars vandalized and more. The university campus neighborhood does not need a venue like this bringing more violence to the eastside.

Nor should a liquor license be issued for the former Bikesmith's location on North Murray and Locust. The eastside has numerous head shops and Park Ave Foods within two blocks of this location. Locust and Cramer Locust and Murray already are starting resemble the student ghetto of Madison with rundown housing, litter, trash and debris--including furniture across people's parkways. The lack of owner occupied duplexes in this area encourages less caring about the neighborhood, and leads to more crimes of opportunity.

Please do not renew the Miramar license and do not approve a liquor head shop license for the Bikesmith location.

Thank you for your consideration,

Luci Klebar
2521 N Cramer
Milwaukee, WI 53211