



JOCASTA ZAMARRIPA
ALDERWOMAN, 8TH DISTRICT

COMMITTEE ASSIGNMENTS

CHAIR

- Licenses Committee

VICE-CHAIR

- Community and Economic Development Committee

MEMBER

- Steering and Rules Committee
- Zoning, Neighborhoods, and Development Committee

January 9, 2026

To the Honorable, the Common Council

Honorable Members:

Common Council File Number 251558 contains the following recommendations:

Nonrenewal of the Class D Operator's license of Glenn Totsky based upon second nonappearance.

Nonrenewal of the Recycling, Salvaging, or Towing Premises licenses of Don L. Thurmond, based upon the preponderance of the evidence in the applicant, witnesses and aldermanic testimony that demonstrates the operation results in a threat to health, safety or welfare of the public for failure to comply with the towing regulations; for the premises located at 2620 W SILVER SPRING DR.. ("DT2 TOWING") in the 1st aldermanic district.

Renewal with a 15 (fifteen) day suspension of the Class B Tavern, Public Entertainment Premises and Food Dealer licenses of Justin D. Jackson, based upon the preponderance of the evidence in the police report and aldermanic testimony that demonstrates the operation results in a threat to the health, safety, or welfare of the public; for the premises located at 5321 W GREEN TREE Rd. ("NEW ENTERTAINERS") in the 9th aldermanic district.

Renewal with a 10 (ten) day suspension of the Filling Station, Food Dealer and Weights & Measures licenses of Dipak Thapa, based solely upon the preponderance of the evidence in the applicant testimony that demonstrates the operation results in a threat to the health, safety, or welfare of the public for the disturbance of the peace and the failure to comply with the approved plan of operations; for the premises located at 7002 W CENTER St. ("PETRO MART") in the 10th aldermanic district.

Renewal with a 15 (fifteen) day suspension of the Class B Tavern, Public Entertainment Premises and Food Dealer licenses of Evalise R. Navarro, based upon the preponderance of the evidence in the Health Department, aldermanic, and applicant testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for ditching the health inspection; for the premises located at 2242 S KINNICKINNIC Av. ("PINK AGAVE") in the 14th aldermanic district.

Sincerely,

JoCasta Zamarripa
Chairperson, Licenses Committee





JOCASTA ZAMARRIPA
ALDERWOMAN, 8TH DISTRICT

COMMITTEE ASSIGNMENTS

CHAIR

- Licenses Committee

VICE-CHAIR

- Community and Economic Development Committee

MEMBER

- Steering and Rules Committee
- Zoning, Neighborhoods, and Development Committee

Date: January 8, 2026

To: All Members of the Milwaukee Common Council

From: Licenses Committee

Re: Report on the Renewal Application of the Class "D" Operator's License of Glenn Totsky

FINDINGS OF FACT

1. Glenn Totsky (hereinafter the "Licensee") is the holder of a Class "D" Operator's License in the City and County of Milwaukee, Wisconsin. Said license expired on December 31, 2025.
2. An application to renew said license was thereafter filed with the Office of the City Clerk.
3. Pursuant to Chapter 90 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes, the matter was referred to the Milwaukee Police Department for investigation. On September 24, 2025, the Milwaukee Police Department responded with a report that could form the basis for the suspension or nonrenewal of said licenses.
4. On December 19, 2025 the City Clerk's Office provided timely notice to the Licensee pursuant to Chapter 90 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes of the report of the Milwaukee Police Department and included therewith a copy of the Milwaukee Police Department report. The matter was scheduled for a hearing on the police department report on January 6, 2026 at 9:00 a.m. in Room 301B of City Hall. At said date, time and place, the Licensee did not appear.
5. Based upon the sworn testimony heard and the evidence received at the hearing, the Committee finds the following:



- A. A notice of the hearing as well as a copy of the police report was sent to Glenn Totsky, 10222 West Fountain Avenue, Milwaukee, WI 53224 on December 19, 2025 by U.S. prepaid first-class mail in an envelope bearing the return address of the License Division. The address of 10222 West Fountain Avenue, Milwaukee, WI 53224 is the address given by the Licensee on the application. The envelope was not returned to the License Division by the United States Postal Service.
- B. Alderman Burgelis moved denial based upon second nonappearance. There were no objections. (Prevailed 5-0)

CONCLUSIONS OF LAW

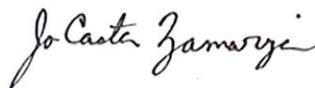
1. The Committee has jurisdiction to hold hearings and provide Findings of Fact, Conclusions of Law and a Recommendation to the full Common Council pursuant to Chapter 125 of the Wisconsin Statutes and Chapter 90 of the Milwaukee Code of Ordinances.
2. Based on the above facts found, the Committee concludes that the Licensee, Glenn Totsky has not met the criteria of Chapter 125 of the Wisconsin Statutes or Chapter 90 of the Milwaukee Code of Ordinances to allow renewal of the Class "D" Operator's license based upon Licensee's second nonappearance.
3. In order to protect the health, safety and welfare of the citizens of the City of Milwaukee, it is the recommendation of the Licenses Committee that the full Common Council should exercise its discretion to not renew the Class "D" Operator's license held by Glenn Totsky based upon Licensee's second nonappearance.

RECOMMENDATION

Based upon the Findings of Fact and Conclusions of Law stated above, the Committee, by a vote of **five (5) ayes, and zero (0) noes** recommends that the Class "D" Operator's License of Glenn Totsky not be renewed based upon Licensee's second nonappearance.

Dated and signed at Milwaukee, Wisconsin this 8th day of January, 2026.

Said nonrenewal is effective on January 20, 2026.



JOCASTA ZAMARRIPA
Chairperson, Licenses Committee





COMMITTEE ASSIGNMENTS

CHAIR

- Licenses Committee

VICE-CHAIR

- Community and Economic Development Committee

MEMBER

- Steering and Rules Committee
- Zoning, Neighborhoods, and Development Committee

JOCASTA ZAMARRIPA ALDERWOMAN, 8TH DISTRICT

Date: January 9, 2026

To: All Members of the Milwaukee Common Council

From: The Licenses Committee

Re: Report on the Renewal Application of Don L. Thurmond, Agent for DT'S AUTOMOTIVE REPAIR AND TRAINING CENTER LLC, for a Recycling, Salvaging, or Towing Premises License Renewal Application for DT2 TOWING located at 2620 West Silver Spring Drive in the City and County of Milwaukee, Wisconsin.

FINDINGS OF FACT

1. Don L. Thurmond (hereinafter the "Licensee") is the holder of a Recycling, Salvaging, or Towing Premises license for the premises located at 2620 West Silver Spring Drive in the City and County of Milwaukee, Wisconsin ("DT2 TOWING"). Said license expires on February 7, 2026.
2. An application to renew said license was filed with the Office of the City Clerk on October 18, 2025.
3. Pursuant to Chapter 85, and 93 of the Milwaukee Code of Ordinances, the matter was referred to Milwaukee Police Department, for investigation. On October 29, 2025, the Milwaukee Police Department responded with a report that could form the basis for nonrenewal of said license.
4. On December 19, 2025 the City Clerk's Office provided timely notice to the Licensee pursuant to Chapters 85 and 93 of the Milwaukee Code of Ordinances and included therewith a copy of the Milwaukee Police Department report and neighborhood objections. The matter was scheduled for a hearing on the police department report on January 6, 2026, commencing at approximately 3:25 p.m. in Room 301B of the third floor of City Hall. At said date, time and place, the Licensee appeared with Demondre Corder, Shandon Walton and Mr. McEllrath (virtually), and admitted receipt of the notice of hearing, together with a copy of the Milwaukee Police report.
5. Based on the sworn testimony heard and evidence received at the hearing, the Committee finds the following:



- A. On March 7, 2025, at 9:47 a.m., an officer conducted Follow Up on an email complaint regarding a towed vehicle and assault. The email had a video attached, which showed a vehicle on a flatbed tow truck and a group of people standing around the vehicles. An employee is seen pushing an open door into an elderly male, causing him to fall onto the ground. Follow-up was conducted with the elderly male and the business. The male stated he thought his car was being stolen, so he armed himself with a knife when confronting the tow truck driver. The male stated he was wrong and did not want any additional police enforcement taken. The business agent showed video depicting employees attempting to put distance between themselves and the armed male. No violations were observed.
- B. On May 6, 2025, at 2:47 p.m., officers were dispatched to a Subject with Gun complaint. The caller's car was towed to the business for a parking violation. The agent informed the caller, only a cash payment would be accepted to release the vehicle.
- C. The Licensee said that the police report speaks for itself and declined further comments.

Individuals also present:

- D. Alderman Burgelis asked the Licensee if he takes credit cards.
- E. The Licensee said that each of his employees has a card reader and that he has a card terminal at the premises.
- F. Alderman Burgelis asked why so many people are making accusations about drivers demanding cash.
- G. Mr. Corder said that he does not know.
- H. Alderman Burgelis asked the percentage of credit card payments.
- I. The Licensee said that it is 60%.

Individuals in opposition:

- J. Attorney Maistelman said that he is here on behalf of his client Annie Smith and he also personally witnessed what happened when his client picked up her vehicle. He explained that he got a call from a Mr. Jackson on December 26, 2024; because his mother-in-law's car was illegally towed from the Walgreens on 35th St. where it was parked in a handicapped spot but the car has handicapped plates. He added that the towing information report only says that the car was illegally parked and that the signage at the premises does not say that credit cards are accepted, only cash.
- K. Alderman Burgelis asked Attorney Maistelman when he took the photos of the signage.



- L. Attorney Maistelman said they were taken on December 26, 2024.
- M. Annie Smith, 2195 West State Street, said that her car was towed because the tire was on the line and that she was feeling sick due a heart condition. She was told she was not allowed to be there with someone else when she picked up the vehicle. She added that she is legally handicapped.
- N. Alderwoman Pratt asked Ms. Smith if she was parked in the disabled parking spot.
- O. Ms. Smith said that she was.
- P. Alderman Burgelis asked if she paid with cash and why.
- Q. Ms. Smith said that her daughter paid cash because she was told that they were not taking cards.
- R. Terreea Shropshire–Timmons, 315 North Plankinton Avenue, said that on June 4, 2025 her car was towed while her husband was waiting for a medication at the Walgreens on 35th Street. She added that the company did not reach out to law enforcement to inform them that the car was towed and that the car was not illegally parked, it was in a curbside pickup spot because the medication was not ready at the drive thru. She added that when she arrived at the store, there was another person whose car was also towed away. She explained that she was asked to pay in cash only and that she was asked to come alone as well.
- S. Alderwoman Pratt said that this business is doing a huge disservice to the city and her district and that she has talked to the Licensee and Mr. McEllrath about how this operation feels like they are stealing cars from people that are already struggling.
- T. Alderman Burgelis noted that Mr. Walton is wearing a jacket with KIT Towing and DT2 Towing patches on it and asked if they tow for both entities.
- U. The Licensee said that they only tow for DT2 Towing and that it is an old uniform.
- V. Alderman Burgelis said that he called the business number yesterday and left a voice message asking the Licensee to return his call and to come prepared for this meeting.
- W. The Licensee said that he did not receive the message.
- X. Alderman Burgelis made a reference to Ms. Smith’s invoice that has some of charges preprinted while others are written by hand which makes him think that the special equipment fee is already set to be charged.
- Y. Alderwoman Pratt said that she has talked several times with the Licensee and Mr. McEllrath about the calls for this business. She added that the signs of cash only are still up per Licensee’s testimony and that this business is negatively affecting the elderly, pregnant women, and that there have been no changes to their practices.



- Z. Alderwoman Pratt moved nonrenewal based upon the preponderance of the evidence in the Licensee, witness and aldermanic testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for failure to comply with towing regulations. There were no objections (**Prevailed 5-0**)

CONCLUSIONS OF LAW

1. The Committee has jurisdiction to hold hearings and provide Findings of Fact and Conclusions of Law and a Recommendation to the full Common Council pursuant to Chapters 85 and 93 of the Milwaukee Code of Ordinances.
2. Based upon the above facts found, the Committee concludes that the licensee, Don L. Thurmond has not met the criteria to allow renewal of his Recycling, Salvaging, or Towing Premises License based on police report, aldermanic, and Licensee testimony.
3. In order to protect the health, safety and welfare of the citizens of the City of Milwaukee, it is the recommendation of the Licenses Committee that the full Common Council of the City of Milwaukee should exercise its judgment not to renew the Recycling, Salvaging, or Towing Premises license held by Don L. Thurmond for the premises located 2620 West Silver Spring Drive, in the City and County of Milwaukee, Wisconsin (“DT2 TOWING”) based upon the preponderance of the evidence in the Licensee, witness and aldermanic testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for failure to comply with towing regulations.

RECOMMENDATION

Based upon the Findings of Fact and Conclusions of Law stated above, the Committee, by a vote of **five (5) ayes, and zero (0) noes** recommends that the Recycling, Salvaging, or Towing Premises license of Don L. Thurmond for the premises located 2620 West Silver Spring Drive in the City and County of Milwaukee, Wisconsin not be renewed based upon the preponderance of the evidence in the Licensee, witness and aldermanic testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for failure to comply with towing regulations.

Said nonrenewal is effective February 8, 2026.

Dated and signed at Milwaukee, Wisconsin this 9th day of January, 2026.



JOCASTA ZAMARRIPA
Chairperson, Licenses Committee





COMMITTEE ASSIGNMENTS

CHAIR

• Licenses Committee

VICE-CHAIR

• Community and Economic Development Committee

MEMBER

• Steering and Rules Committee

• Zoning, Neighborhoods, and Development Committee

JOCASTA ZAMARRIPA ALDERWOMAN, 8TH DISTRICT

Date: January 8, 2026

To: All Members of the Milwaukee Common Council

From: Licenses Committee

Re: Report of the Renewal Application of the Class "B" Tavern, Public Entertainment Premises (PEP) and Food Dealer Licenses, for Justin D. Jackson, Agent for L SHARODEL, INC, for the premises located at 5321 West Green Tree Road in the City and County of Milwaukee, Wisconsin ("NEW ENTERTAINERS").

FINDINGS OF FACT

1. Justin D. Jackson (hereinafter "the Licensee") is the holder of Class "B" Tavern, PEP and Food Dealer Licenses, for the premises located at 5321 West Green Tree Road in the City and County of Milwaukee, Wisconsin ("NEW ENTERTAINERS"). Said licenses expires at midnight on February 5, 2026.
2. An application to renew said licenses was filed with the Office of the City Clerk on November 20, 2025.
3. Pursuant to Chapters 68, 85, 90 and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes, the matter was referred to the Milwaukee Police Department for investigation. On November 23, 2025, the Milwaukee Police Department responded with a report that could form the basis for nonrenewal of said licenses.
4. On December 18, 2025, the City Clerk's Office provided timely notice to the Licensee pursuant to Chapters 68, 85, 90, and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes of the police report. The matter was scheduled for a hearing on the police report and neighborhood objections on January 6, 2025, commencing at approximately 1:15 p.m. in Room 301-B of the third floor of City Hall. At said date, time and place, the Licensee appeared at the hearing, and admitted receipt of the notice of hearing.
5. Based upon the sworn testimony heard and the evidence received at the hearing, the Committee finds the following:
 - A. On January 16, 2025, at 11:02 p.m., officers were dispatched to a Battery complaint. A subject known at the business engaged in a fight with another patron. A security guard attempted to mislead officers by stating the fight occurred outside of the business and was hesitant in allowing officers into the bar area.



- B. On January 26, 2025, at 1:55 a.m., officer heard gunshots in the area and proceeded to the Shots Fired. Officers did locate 12 spent casing on the street a distance away from the business. Security guards and the agent were located in the business which was closed. Officers were informed that two groups engaged in a fight inside of the business and had to be escorted out. Outside both groups displayed firearms before driving away. At a second location a victim involved in the fight was reported as deceased from a gunshot wound. Officers were able to retrieve security camera footage from the business. The agent was cooperative during the investigation.
- C. On March 16, 2025, at 1:51 a.m., officers were dispatched to a Subject with Weapon complaint. A security guard escorted a disorderly female out of the business. The complaint of a weapon was found to be baseless.
- D. On April 1, 2025, at 1:20 a.m., officers were dispatched to a Trouble with Subject complaint. A disorderly subject refused to leave when asked. The subject was under the legal age to be allowed into the business. Security camera footage showed the subject entering and presenting a different form of identification to an employee at the door. No business violations observed.
- E. The Licensee was present and said, in regards to the items on the police report, that the warrant case is not his, but someone with the same name but a different birthdate.
- F. A citizen messenger by direction of the Licensee handed out a report to verify the information.
- G. Referring to item 18, the Licensee said that he is out there trying to avoid issues with people staying around after closing. For item 19, he said that they always welcome MPD to do their work and that they appreciate what they do. For item 20, he said that the gunshots happened 3 or 4 miles away from his bar and that the deceased person was 70 years old, which is not the age group that goes to his establishment. He added that item 21 was baseless.

Individuals in support:

- H. Ms. Nash – 4284 West Highland Avenue – said that they frequent the bar and work there for extra money and that the Licensee is a good person.
- I. Mr. McCloud – 4284 West Highland Blvd –said that he frequents the bar on game days, that he helps with the cleanup and even drives some customers back home.

Individuals also present:

- J. Alderwoman Taylor said that even though the incidents on the police report happened after the closing time, she is not inclined to support this license as it is right now and recommended a 30-day suspension.
- K. Mr. Cooney mentioned that the closing hours are 12:30 am Mon-Thu and 1:30 am Fri-Sun.
- L. Alderman Brower said that nothing on the police report justifies a 30-day suspension. Alderman Brower moved renewal. The motion failed 2-3. **(2 ayes – 3 noes)**



- M. Alderman Burgelis moved renewal with a 15-day suspension based upon the preponderance of the evidence in the police report and aldermanic testimony that demonstrates the operation results in a threat to the health, safety, or welfare of the public. The motion prevailed 3-2. (3 ayes – 2 noes)

CONCLUSIONS OF LAW

1. The Committee has jurisdiction to hold hearings and provide Findings of Fact and Conclusions of Law and a Recommendation to the full Common Council pursuant to Chapters 85, 90, and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes.
2. Based upon the above facts found, the Committee concludes that the Licensee, Justin D. Jackson who holds Class B Tavern, Public Entertainment Premise (PEP) and Food Dealer licenses for the premise located at 5321 West Green Tree Road in the City and County of Milwaukee, Wisconsin ("NEW ENTERTAINERS ") has not met the criteria of Chapters 85, 90, and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes for the renewal of his Class B Tavern, Public Entertainment Premises and Food Dealer licenses without first undergoing a fifteen (15) day suspension. The Committee finds the police report and aldermanic objections as stated above to be true.
3. In order to protect the health, safety and welfare of the citizens of the City of Milwaukee, it is the recommendation of the Licenses Committee that the full Common Council of the City of Milwaukee should exercise its judgment to renew the Class B Tavern, Public Entertainment Premise (PEP) and Food Dealer licenses for the premises located at 5321 West Green Tree Road in the City and County of Milwaukee, Wisconsin ("NEW ENTERTAINERS ") without undergoing a fifteen (15) day suspension. The Committee based its recommendation upon the preponderance of the evidence in the police report and aldermanic testimony that demonstrates the operation results in a threat to the health, safety, or welfare of the public.

RECOMMENDATION

Based upon the Findings of Fact and Conclusions of Law stated above, the Committee, by a vote of **three (3) ayes, and two (2) noes**, recommends that the Class "B" Tavern, Public Entertainment Premises (PEP) and Food Dealer Licenses of Justin D. Jackson for the premises located at 5321 West Green Tree Road ("NEW ENTERTAINERS) in the City and County of Milwaukee, Wisconsin not be renewed without undergoing a fifteen (15) day suspension. The committee based its recommendation upon the preponderance of the evidence in the police report and aldermanic testimony that demonstrates the operation results in a threat to the health, safety, or welfare of the public.

The suspension is in effect between 12:01 a.m. on February 6, 2026 until 11:59 p.m. on February 20, 2026.

Dated and signed at Milwaukee, Wisconsin this 8th day of January, 2026.



JOCASTA ZAMARRIPA
Chairperson, Licenses Committee





JOCASTA ZAMARRIPA
ALDERWOMAN, 8TH DISTRICT

COMMITTEE ASSIGNMENTS

CHAIR

• Licenses Committee

VICE-CHAIR

• Community and Economic Development Committee

MEMBER

• Steering and Rules Committee

• Zoning, Neighborhoods, and Development Committee

Date: January 8, 2026

To: All Members of the Milwaukee Common Council

From: The Licenses Committee

Re: Report of the Renewal Application of Dipak Thapa, Agent for MT. EVEREST PETRO INC, for Filling Station, Food Dealer and Weights & Measures licenses for the premises located at 7002 West Center Street in the City and County of Milwaukee, Wisconsin ("Petro Mart").

FINDINGS OF FACT

1. Dipak Thapa (hereinafter the "Licensee") is the holder of Filing Station, Food Dealer and Weights & Measures licenses for the premises located at 7002 West Center Street in the City and County of Milwaukee, Wisconsin ("Petro Mart"). Said licenses expire at midnight, January 31, 2026.
2. An application to renew said licenses was filed with the Office of the City Clerk on December 2, 2025.
3. Pursuant to Chapters 68, 82, 84, and 85 of the Milwaukee Code of Ordinances, the matter was referred to the Milwaukee Police Department for investigation. On December 4, 2025, the Milwaukee Police Department responded with a report that could form the basis for nonrenewal of said licenses.
4. On December 17, 2025, the City Clerk's Office provided notice to the Licensee pursuant to Chapters 68, 82, 84, and 85 of the Milwaukee Code of Ordinances of the police report and neighborhood objections and included a copy of the police report. The matter was scheduled for a hearing on the police report and neighborhood objections on January 6, 2026 at 9:25 a.m. in Room 301B of the third floor of City Hall. At said date, time and place, the Licensee appeared at the hearing with counsel, Attorney Vincent Bobot, and admitted receipt of the notice of hearing, together with a copy of the Milwaukee Police report.
5. Based upon the sworn testimony heard and the evidence received at the hearing, the Committee finds the following:
 - A. On January 5, 2025 at 2:05 p.m., Milwaukee Police were dispatched to a Threat. Investigation revealed two employees were involved in a disagreement about how to handle the business.



- B. On January 10, 2025 at 7:32 p.m., Milwaukee Police were dispatched to a Threat. Investigation revealed two employees were involved in a disagreement.
- C. On February 22, 2025 at 6:55 p.m., Milwaukee Police were dispatched to a Battery. Investigation revealed two employees were involved in a physical altercation. The business was cooperative.
- D. On May 15, 2025 at 4:33 p.m., Milwaukee Police were dispatched to a Theft. Investigation revealed a suspect took lottery tickets and tobacco products while the clerk was assisting another customer.
- E. On September 13, 2025 at 12:43 p.m., Milwaukee Police were dispatched to a Trouble with Subject. Officers were advised there was a dispute with a customer regarding payment for services. The customer did not want to identify themselves and left the scene.
- F. On October 7, 2025 at 12:11 a.m., Milwaukee Police were dispatched to an Entry. Investigation revealed a suspect entered the store through a cardboard panel and took items. The business was cooperative with the investigation and allowed officers to view video surveillance of the incident.
- G. Attorney Bobot said that items 2, 3 and 4 on the police report involve the adjacent business, which are about an ongoing dispute between the partners. He added that for the other three instances, his client called the police and has been in business for 11 years with no issues.

Individuals also present:

- H. Alderwoman Moore said that she understands the building layout and that she wants this Licensee to be a stronger business owner. She asked the Licensee to turn the gas pumps off at closing time, to move loitering people and to clean up the premises.
- I. Alderwoman Zamarripa noted that the Licensee does not have an Extended Hours license.
- J. The Licensee said that he did not know that he could not leave the pumps on after closing the lobby/store.

Neighbors in opposition:

- K. Philip Johns, 7021 West Hadley Street, said that he is a retiree, that he is at home all the time and that his concern is with both the gas station and the repair shop. He added that last year, there was a meeting with both and no one from the gas station/store showed up. He said that they have issues with rats and mice, and that the dumpster is not locked and the garbage blows down the street and alley. He read a statement. He also mentioned that he documents everything that happens, that the grass is not cut; the weeds are not pulled up, etc.
- L. Mark Murphy, 2702 North 70th Street, said that his front window faces the gas station and he has issues with litter, rats, dumpsters being emptied in the alley, which



is not theirs, and that lights are never off which makes vehicles stop there after hours. He added that the 5 garbage bins at the gas pumps are emptied early morning and at 1pm and the rats go through them the rest of the day and all night long. He added that he has videos of the rats. He also said that the pumps are working all the time.

- M. Alderwoman Moore said that she wants responsible business owners in district 10 and that she received complaints for both business, the gas station and repair shop and that she cannot go another year with the same complaints after the meeting she held when she was elected.
- N. Attorney Bobot said that they have heard Alderwoman Moore loud and clear, that his client will turn off the pumps at closing time, and that they will do a much better job with maintenance, garbage, snow removal and pest control.
- O. Alderman Chambers asked how the Licensee is not concerned about the garbage, rats, etc., if he is there every day. He added that we heard the neighborhood testimony and that he is bothered by the fact that he had to come here to make commitments. He also asked the Licensee if he is willing to commit to three daily cleanups on the property and empty trashcans at closing time, have pest control, and get the dumpster emptied once/wk.
- P. The Licensee agreed to amend the plan of operations.
- Q. Alderman Chambers moved to amend the plan of operations to reflect that there will be three daily cleanups on the property, empty trashcans at closing time, have pest control, and get the dumpster emptied once/wk. There were no objections.
- R. Alderman Burgelis moved renewal with a 10-day suspension based upon the preponderance of the evidence in the Licensee testimony, and witness testimony, that demonstrates the operation results in a disturbance of the peace and the failure to comply with the approved plan of operations. There were no objections. (Prevailed 5-0)

CONCLUSIONS OF LAW

1. The Committee has jurisdiction to hold hearings and provided Findings of Fact and Conclusions of Law and a Recommendation to the full Common Council pursuant to Chapters 68, 82, 84, and 85 of the Milwaukee Code of Ordinances.
2. Based upon the above facts found, the Committee concludes that the Licensee, Dipak Thapa who holds Filing Station, Food Dealer and Weights & Measures licenses for the premise located at 7002 West Center Street in the City and County of Milwaukee, Wisconsin ("Petro Mart") has not met the criteria of Chapters 68, 82, 84, and 85, of the Milwaukee Code of Ordinances to renew the Filling Station, Food Dealer, and Weights & Measures licenses without undergoing a ten (10) day suspension. The Committee finds the police report and aldermanic objections as stated above to be true. The Committee based its recommendation on the police report, neighborhood and aldermanic testimony.



3. In order to protect the health, safety and welfare of the citizens of the City of Milwaukee, it is the recommendation of the Licenses Committee that the full Common Council of the City of Milwaukee should exercise its judgment to not renew the Filling Station, Food Dealer, and Weights & Measures licenses without undergoing a ten (10) day suspension for the premises located at 7002 West Center Street in the City and County of Milwaukee, Wisconsin (“Petro Mart”). The Committee based its recommendation upon the preponderance of the evidence in the Licensee testimony, and witness testimony, that demonstrates the operation results in a threat to the health, safety, or welfare of the public for the disturbance of the peace and the failure to comply with the approved plan of operations.

RECOMMENDATION

Based upon the Findings of Fact and Conclusions of Law stated above, including the Findings previously generated by the Committee in this matter, by a vote of **five (5) ayes, and zero (0) noes**, recommends that the renewal of Filing Station, Food Dealer, and Weights & Measures licenses held by Dipak Thapa for the premises located at 7002 West Center Street in the City and County of Milwaukee, Wisconsin (“Petro Mart”) not be renewed, without undergoing a ten (10) day suspension, based its recommendation upon the preponderance of the evidence in the Licensee testimony, and witness testimony, that demonstrates the operation results in a threat to the health, safety, or welfare of the public for the disturbance of the peace and the failure to comply with the approved plan of operations.

The suspension is in effect between 12:01 a.m. on February 1, 2026 until 11:59 p.m. on February 10, 2026.

Dated and signed at Milwaukee, Wisconsin this 8th day of January, 2026.



JOCASTA ZAMARRIPA
Chairperson, Licenses Committee





COMMITTEE ASSIGNMENTS

CHAIR

- Licenses Committee

VICE-CHAIR

- Community and Economic Development Committee

MEMBER

- Steering and Rules Committee
- Zoning, Neighborhoods, and Development Committee

JOCASTA ZAMARRIPA ALDERWOMAN, 8TH DISTRICT

Date: January 8, 2026

To: All Members of the Milwaukee Common Council

From: Licenses Committee

Re: Report of the Renewal Application of the Class "B" Tavern, Public Entertainment Premises (PEP) and Food Dealer Licenses with Change of Hours from Opening 8 A.M. Everyday to Opening 7 P.M. Thursday thru Saturday, and 4 P.M. Sunday, and Change of Floor Plan, for Evalise R. Navarro, Agent for B&J Investing Group LLC for the premises located at 2242 South Kinnickinnic Avenue in the City and County of Milwaukee, Wisconsin ("PINK AGAVE").

FINDINGS OF FACT

1. Evalise R. Navarro (hereinafter "the Licensee") is the holder of Class "B" Tavern, PEP and Food Dealer Licenses, with Change of Hours from Opening 8 A.M. Everyday to Opening 7 P.M. Thursday thru Saturday, and 4 P.M. Sunday, and Change of Floor Plan for the premises located at 2242 South Kinnickinnic Avenue in the City and County of Milwaukee, Wisconsin ("PINK AGAVE"). Said licenses expired at midnight on November 12, 2025.
2. An application to renew said licenses was filed with the Office of the City Clerk on September 3, 2025.
3. Pursuant to Chapters 68, 85, 90 and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes, the matter was referred to the Milwaukee Police Department for investigation. On September 9, 2025, the Milwaukee Police Department responded with a report that could form the basis for nonrenewal of said licenses.
4. On December 19, 2025, the City Clerk's Office provided timely notice to the Licensee pursuant to Chapters 68, 85, 90, and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes of the police report. The matter was scheduled for a hearing on the police report and neighborhood objections on January 6, 2026, commencing at approximately 2:45 p.m. in Room 301-B of the third floor of City Hall. At said date, time and place, the Licensee appeared at the hearing, and admitted receipt of the notice of hearing.
5. Based upon the sworn testimony heard and the evidence received at the hearing, the Committee finds the following:



- A. On May 7, 2025 at 5:11 p.m., Milwaukee Police were dispatched to an Entry at 2242 South Kinnickinnic Avenue. Investigation revealed a suspect threw a planter at the door and made a threatening statement. The business was cooperative.
- B. The Licensee was present and said that they did not have any issues after the one item on the police report.
- C. There were no neighbors present to testify.

Individuals also present:

- D. Alderwoman Dimitrijevic asked the Licensee for the record how exactly this business is operating and explain why MHD has not been able to conduct their health inspection.
- E. The Licensee said that they have been inconsistent with the hours due to a staff shortage and that she has reduced the menu to pozole and flautas only.
- F. Lauren Woboril (MHD) said that they sent/made several notices, letters, and phone calls with no response and the business not being open during the listed hours. They were only recently able to attempt to gain entry through a temporary tattoo license application that needed inspection but they were denied access to the kitchen that day too. She added that there is no hood for the flautas and that the establishment is set up like a lounge with bar tables and bar stools instead of a restaurant. She added that there has not been a graded inspection and that when they were there, they only found one bowl with vegetables.
- G. Alderwoman Dimitrijevic asked the Licensee if she would like continue with the business model.
- H. The Licensee said that she would like to have a bar instead and serve the two food items.
- I. Alderwoman Dimitrijevic said that this is not what was told to the neighbors nor to her office and that it is not acceptable to have pop up tattoo events while avoiding the health inspections. She also asked the reason behind the change of hours request.
- J. The Licensee said that she has been doing better with the staffing hours and would like to adjust the hours to Closed Mon-Wed, open 7 pm -1:30 am, Thu-Sat, and open 4 pm-12 am Sun.
- K. Alderwoman Dimitrijevic said that she is fine with the request but that there is a lack of transparency with the business and recommended the Licensee fulfill her license responsibilities.
- L. Alderman Chambers moved to amend the hours of operation to Closed Mon-Wed, open 7 pm-1:30 am, Thu- Sat, and open 4 pm-12 am Sun. There were no objections.



- M. Alderman Burgelis moved renewal with a 15-day suspension based upon the preponderance of the evidence in the Health Department, aldermanic, and Licensee testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for refusing or avoiding the necessary health inspections. The motion prevailed (4-1).

CONCLUSIONS OF LAW

1. The Committee has jurisdiction to hold hearings and provide Findings of Fact and Conclusions of Law and a Recommendation to the full Common Council pursuant to Chapters 68, 85, 90, and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes.
2. Based upon the above facts found, the Committee concludes that the Licensee, Evalise R. Navarro who holds Class B Tavern, Public Entertainment Premise (PEP) and Food Dealer licenses with Change of Hours from Opening 8 A.M. Everyday to Opening 7 P.M. Thursday thru Saturday, and 4 P.M. Sunday, and Change of Floor Plan, for the premise located at 2242 South Kinnickinnic Avenue in the City and County of Milwaukee, Wisconsin ("PINK AGAVE") has not met the criteria of Chapters 68, 85, 90, and 108 of the Milwaukee Code of Ordinances and Chapter 125 of the Wisconsin Statutes for the renewal of Class B Tavern, Public Entertainment Premises and Food Dealer licenses with Change of Hours from Opening 8 A.M. Everyday to Opening 7 P.M. Thursday thru Saturday, and 4 P.M. Sunday, and Change of Floor Plan without undergoing a fifteen (15) day suspension. The Committee finds the police report and aldermanic objections as stated above to be true.
3. In order to protect the health, safety and welfare of the citizens of the City of Milwaukee, it is the recommendation of the Licenses Committee that the full Common Council of the City of Milwaukee should exercise its judgment not to renew the Class B Tavern, Public Entertainment Premise (PEP) and Food Dealer licenses with Change of Hours from Opening 8 A.M. Everyday to Opening 7 P.M. Thursday thru Saturday, and 4 P.M. Sunday, and Change of Floor Plan for the premises located at 2242 South Kinnickinnic Avenue in the City and County of Milwaukee, Wisconsin ("PINK AGAVE"), without undergoing a fifteen (15) day suspension. The Committee based its recommendation upon the preponderance of the evidence in the Health Department, aldermanic, and Licensee testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for refusing or avoiding the necessary health inspections.



RECOMMENDATION

Based upon the Findings of Fact and Conclusions of Law stated above, the Committee, by a vote of **four (4) ayes and one (1) noes**, recommends that the Class "B" Tavern, Public Entertainment Premises (PEP) and Food Dealer Licenses with Change of Hours from Opening 8 A.M. Everyday to Opening 7 P.M. Thursday thru Saturday, and 4 P.M. Sunday, and Change of Floor Plan of Evalise R. Navarro for the premises located at 2242 South Kinnickinnic Avenue ("PINK AGAVE) in the City and County of Milwaukee, Wisconsin not be renewed without undergoing a fifteen (15) day suspension based upon the preponderance of the evidence in the Health Department, aldermanic, and Licensee testimony that demonstrates the operation results in a threat to the health, safety or welfare of the public for refusing or avoiding the necessary health inspections..

The suspension is in effect between 12:01 a.m. on January 20, 2026 until 11:59 p.m. on February 3, 2026.

Dated and signed at Milwaukee, Wisconsin this 8th day of January, 2026.



JOCASTA ZAMARRIPA
Chairperson, Licenses Committee

