



CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK

Wednesday, September 15, 2021

COMMITTEE MEETING NOTICE


AD 08

YOUNIS, Safaa, Agent
A & S LLC
2300 W LINCOLN AV

Milwaukee, WI 53215

You are requested to attend a virtual hearing to be held on:

Tuesday, September 28, 2021 at 01:15 PM

Regarding: Your Secondhand Motor Vehicle Dealer's License Application as agent for "A & S LLC" for "Trans Auto" at 2300 W LINCOLN Av. 

This meeting will be held via GoToMeeting. Please see the enclosed best practices document for further instructions. The access code is <https://global.gotomeeting.com/join/284170701>. If you wish to call in, please call +1 (786) 535-3211 and use Access Code: 284-170-701.

There is a possibility that your application may be denied for one or more of the following reasons: Neighborhood Objections to the granting of such a license due to the creation of undesirable neighborhood problems, such as: parking and traffic problems which cause the normal flow of traffic on roadways and alleys to be impeded, loitering, littering, noise, loud music, and conduct which will have an adverse impact on the public health, safety and welfare of the community. Additionally, the over concentration of secondhand motor vehicle dealers in the neighborhood such that the concentration will have an adverse impact on the public health, safety and welfare of the neighborhood. you do not meet the statutory and municipal requirements; the appropriateness of the location to be licensed and whether the location will create undesirable neighborhood problems, whether or not you have been charged with or convicted of any felony, misdemeanor, municipal offense or other offense, the circumstances of which substantially relate to the licensed activity; and any other factors which reasonably relate to the public health, safety and welfare. See attached police report and/or written correspondence regarding this application. Please be advised the public will be able to provide information to the committee in person or in writing. The committee will receive and consider evidence regarding the above mentioned criteria.

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 attend this meeting may result in the denial of your license. Individual applicants and partnership applicants must attend or attend by an attorney. The agent or attorney for corporate or limited liability applicants must attend. 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 attend the virtual hearing and are 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 request an interpreter attend the meeting with you, at your expense, so that you can answer questions and participate in your hearing.

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 meeting, please contact the staff assistant, Molly Kuether-Steele at (414) 286-2775 or molly.kuether-steele@milwaukee.gov.



CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK

Wednesday, September 15, 2021

COMMITTEE MEETING NOTICE

AD 08

YOUNIS, Safaa, Agent
A & S LLC
5055 W Minnesota Av

Franklin, WI 53132

You are requested to attend a virtual hearing to be held on:

Tuesday, September 28, 2021 at 01:15 PM

Regarding: Your Secondhand Motor Vehicle Dealer's License Application as agent for "A & S LLC" for "Trans Auto" at 2300 W LINCOLN Av.

This meeting will be held via GoToMeeting. Please see the enclosed best practices document for further instructions. The access code is <https://global.gotomeeting.com/join/284170701>. If you wish to call in, please call **+1 (786) 535-3211** and use Access Code: 284-170-701.

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MILWAUKEE POLICE DEPARTMENT LICENSING

CRIMINAL RECORD/ORDINANCE VIOLATION/INCIDENTS SYNOPSIS

DATE: 08/13/21
LICENSE TYPE: UCAR
NEW:
RENEWAL:

No. 328163
Application Date:

License Location: 2300 W Lincoln
Business Name: A & S LLC

Licensee/Applicant: Younis, Safaa
(Last Name, First Name, MI)
Date of Birth: 11/15/72

Home Address: 5055 W Minnesota Av
City: Franklin State: WI Zip Code: 53132
Home Phone:

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

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

1. On 03/09/14, Ali Kareem (50% Shareholder) was cited at 5331 W Center for Convenience Store Regulations.

Charge: Convenience Store Regulations
Finding: Guilty
Sentence: Fine
Date: 07/28/16
Case: 14024433



Wednesday, September 15, 2021



Notice of Public Hearing

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notice

YOUNIS, Safaa, Agent
Trans Auto at 2300 W LINCOLN Av
Secondhand Motor Vehicle Dealer's License Application

Tuesday, September 28, 2021 at 1:15 PM

To whom it may concern:

The above application has been made by the above named applicant(s). This requires approval from the Licenses Committee and the Common Council of the City of Milwaukee. The hearing before the Licenses Committee will take place virtually on 9/28/2021 at 1:15 PM. This is a public hearing. Those wishing to view the proceeding are able to do so via the City Channel – Channel 25 on Spectrum Cable – or on the Internet at <http://city.milwaukee.gov/citychannel>. Those wishing to provide oral testimony will be asked to do so by phone or internet and are asked to contact the staff assistant, Molly Kuether-Steele at (414) 286-2775 or molly.kuether-steele@milwaukee.gov for necessary information. Please make such requests no later than one business day prior to the start of the meeting. You are not required to attend the hearing, but please see the information below if you would like to provide testimony. Once the Licenses Committee makes its recommendation, this recommendation is forwarded to the full Common Council for approval at its next regularly scheduled hearing.

Important details for those wishing to provide information for the Licenses Committee to consider when making its recommendation:

1. The license application is scheduled to be heard at the above time. Due to other hearings running longer than scheduled, you may have to wait some time to provide your testimony.
2. You must testify as to matters that you have personally experienced or seen. (You cannot provide testimony for your neighbor, parent or anyone else; this is considered hearsay and cannot be considered by the committee.)
3. No letters or petitions can be accepted by the committee (unless the person who wrote the letter or the persons who signed the petition are willing to testify).
4. Persons opposed to the license application are given the opportunity to testify first; supporters may testify after the opponents have finished.
5. When you are called to testify, you will be sworn in and asked to give your name, and address. (If your first and/or last names are uncommon please spell them.)
6. You may then provide testimony.
 - a. Include only information relating to the above license application.
 - b. Include only information you have personally witnessed or seen.
 - c. Provide concise and relevant information detailing how this business has affected or may affect the peaceful enjoyment of your neighborhood.
 - d. If by the time you have the opportunity to testify, the information you wish to share has already been provided to the committee, you may state that you agree with the previous testimony. Redundant or repetitive testimony will not assist the committee in making its recommendation.
7. After giving your testimony, the members of the Licenses Committee and the licensee may ask questions regarding the testimony you have given or other factors relating to the license application.
8. Business Competition is not a valid basis for denial or non-renewal of a license.

Please Note: If you have submitted an objection to the above application your objection cannot be considered by the committee unless you personally testify at the hearing.

OCCUPANT	MAIL ADDRESS	CITY STATE ZIP
CURRENT OCCUPANT	2214 W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2226 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2226 W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2226A W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2228 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2228A S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2230 W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2234 W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2236 W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2238 W LINCOLN AVE	MILWAUKEE, WI 53215-2573
CURRENT OCCUPANT	2240 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2244 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2248 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2250 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2252 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2253 S 22ND ST	MILWAUKEE, WI 53215-2501
CURRENT OCCUPANT	2253 S 23RD ST	MILWAUKEE, WI 53215-2504
CURRENT OCCUPANT	2253 S 23RD ST, A	MILWAUKEE, WI 53215-2504
CURRENT OCCUPANT	2255 S 22ND ST	MILWAUKEE, WI 53215-2501
CURRENT OCCUPANT	2256 S 23RD ST	MILWAUKEE, WI 53215-2505
CURRENT OCCUPANT	2259 S 23RD ST	MILWAUKEE, WI 53215-2504
CURRENT OCCUPANT	2263 S 23RD ST	MILWAUKEE, WI 53215-2504
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Total Records: 22

Radius: 250.0 feet and Center of Circle: 2300 W Lincoln Ave



BUSINESS LICENSE PLAN OF OPERATION

ccl-busplan 5/12/2020

Office of the City Clerk License Division
200 E. Wells St. Room 105, Milwaukee, WI 53202
(414) 286-2238 www.milwaukee.gov/license e-mail address: license@milwaukee.gov

1. Type of Business

Applying for: Extended Hours (12AM to 5AM) - If a food establishment, check all that apply: Delivery Drive Thru Dining Room
 Self Service Laundry Massage Establishment Filling Station
 Other (supplemental application for specific license also required)

Provide a detailed description of the type of business you plan on operating:

used Auto sales

Do you have any experience operating this type of business? No Yes If yes, explain: wholesale

2. Business Operations

- a. Proposed Opening Date: 09/01/2021
- b. Is this premise under construction? No Yes If yes, list estimated completion date: _____
- c. Is this a franchise? No Yes
- d. Is this premises currently licensed? No Yes If yes, list type of license: used Auto sales
- e. Is the current licensee operating? No Yes If no, list date closed: _____
- f. Do you have future plans for other businesses, licenses or permits at this location? No Yes
If yes, explain: _____
- g. Have you previously held an Extended Hours License in Milwaukee? No Yes
If yes, list address(es): _____
- h. Are other businesses operating in the same building? No Yes If yes, describe: _____

3. Litter & Noise

- a. How are grounds kept clean? Sweep Pressure Wash Pick Up Litter Other: _____
- b. How often will grounds be cleaned? Daily Weekly As Needed Monthly Other: _____
- c. Grounds cleaned by: Licensee Building Owner Employees Hired Maintenance Other: _____
- d. How are noise issues prevented and/or addressed? Security Manager approaches customer(s) Call Police
 Signs Posted Other: _____
- e. Will a sound amplification system be used? No Yes If yes, describe: _____

4. Smoking & Sanitation

- a. Are there designated outdoor smoking areas? No Yes If yes, describe: _____
- b. Number of Garbage Cans: Inside: 3 Locations: Garage, office, Bathroom
Outside: 1 Locations: next to Garage
- c. Is a crowd control barrier used? No Yes If yes, describe: _____
- d. How many restrooms are on the premises? 1
- e. Name of solid waste contractor: Advanced Disposal Waste Management Other: we will take waste to city dump every week

5. Security

- a. Are there onsite parking spaces? No Yes If yes, how many? 20 and describe the parking security plan: all cars will be parked on premiss
- b. Is there a loading zone? No Yes If yes, describe the loading area security plan: _____
- c. Will you have security personnel on premise? No Yes If yes, how many? _____ and answer the following:
 What are their responsibilities? _____
 Is security equipment used? No Yes If yes, describe _____
 List their licensing, certification, or training credentials _____
- d. Will there be security cameras? No Yes If yes, how many? 6 and list locations: one inside office, 3 on south side of Building 2 on east side
- e. Will searches/identification checks be done upon entry? No Yes If yes, describe _____

6. Percentage of Sales (must total 100%)

Alcohol _____%	Food _____%	Secondhand Merchandise _____%	Precious Metals & Gems _____%
Entertainment _____%	Cigarettes _____%		
Pawnbroker Activity _____%	Salvaged Materials _____% (such as scrap metal)	Personal Services (such as tattoo, body piercing, salon, tailor, tanning, etc.) _____%	Other <u>100</u> % Describe: <u>used cars</u>

7. Businesses/Licenses on the Premises (check all that apply):

Type 1

- Full Service Restaurant Cafe/Coffee Shop Deli or Fast Food Restaurant Private/Fraternal/Veterans Club
- Night Club Tavern Cocktail Lounge Teen Club
- Banquet Hall Sports Facility Bowling Alley
- Hotel/Motel : Number of Floors: _____ Rooming House: Number of Floors: _____
 Number of Rooms: _____ Number of Rooms: _____

Type 2

- Liquor Store Corner Store Supermarket Convenience Store
- Gas Station Amusement/Phonograph Distributor Recycling, Salvage or Towing
- Used Car Dealer Personal Service Establishment
(such as tattoo business, hair salon, tailor, etc.) Recording Studio

What other licenses/permits will you hold at this location? (check all that apply)

- Occupancy Permit Cigarette & Tobacco Gas Station Extended Hours Class "B" Tavern Weights & Measures
- Secondhand Dealer Precious Metal & Gem Other: _____

8. Legal Capacity (only if a Type 1 premises in #7 above)

Capacity _____ (Call the Milwaukee Development Center at 414-286-8211 if you have questions.)

9. Premises Description

a. Identify all area(s) of the premises that will be used in operating this business (include areas used only for storage):

1st Floor 2nd Floor Basement Storage Patio Beer Garden Sidewalk Café Deck Rooftop

Other: Describe: Parking Lot

b. Describe Location: Major Thoroughfare Secondary Street Other: _____

c. Nearest Major Cross Street: Lincoln & 23rd St

d. Describe Building: Free Standing Building Strip Mall Other: _____

e. Describe Premises Structure: Single Story Multi-Story - # of Stories _____ Other: _____

f. Describe Surrounding Area: Commercial Residential Industrial Other: _____

g. Building Owner Name: Emad Oudeh Phone Number: (414) 303-5454

Building Owner Address: 8124 S. Lakeview Dr. Franklin WI 53132

10. Hours of Operation & Customers

Will customers be entering the premises? No Yes


Day of the Week	Proposed Hours of Operation:		Estimated Number of Customers expected each day	Potential Age Range of Customers	Class B Tavern Applicant Only: Age Restriction (If none, write 'None')
	Open Time (include a.m. or p.m.)	Close Time (include a.m. or p.m.)			
Sunday	<u>close</u>	<u>close</u>			
Monday	<u>9 am</u>	<u>6 pm</u>	<u>3-10</u>	<u>18-70</u>	
Tuesday	<u>9 am</u>	<u>6 pm</u>	<u>3-10</u>	<u>18-70</u>	
Wednesday	<u>9 am</u>	<u>6 pm</u>	<u>3-10</u>	<u>18-70</u>	
Thursday	<u>9 am</u>	<u>6 pm</u>	<u>3-10</u>	<u>18-70</u>	
Friday	<u>9 am</u>	<u>6 pm</u>	<u>3-10</u>	<u>18-70</u>	
Saturday	<u>9 am</u>	<u>6 pm</u>	<u>3-10</u>	<u>18-70</u>	

An Extended Hours Establishment License is required for any convenience store, filling station, personal service establishment (such as tattoo, body piercing, salon, tailor, tanning, etc.), recording studio or restaurant which is open between the hours of 12:00 a.m. and 5:00 a.m.

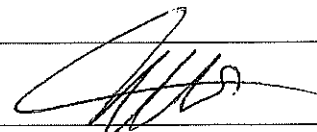
Alcohol Establishments Permitted Hours of Operation: Class A: 8:00 am to 9:00 pm Sunday thru Saturday
Class B: 6:00 am to 2:00 am Sunday thru Thursday, 6:00 am to 2:30 am Friday & Saturday

Entertainment Outdoor Closing Hours: 10:00pm Sunday-Thursday; 12:00am Friday & Saturday; unless a different time, either earlier or later, is established by the Common Council in its approval of the licensee's plan of operation.

11. Signature(s)



Signature of Sole Proprietor, Partner, or 20% or more Shareholder
(If there are no 20% or more shareholders,
Corporate Officer-print name/title and sign)



Signature of additional partner or 20% or more shareholder

See Application Information for a complete list of all required application forms.



**SECONDHAND MOTOR VEHICLE DEALER LICENSE
SUPPLEMENTAL PLAN OF OPERATION**

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

Legal Entity Name: A&S LLC
Premises Address: 2300 W. Lincoln Ave. Milwaukee WI 53215

SECTION 1 LICENSE TYPE

What type of license are you applying for? (check one) Retail Wholesale

SECTION 2

Will you also be dealing in secondhand vehicle parts? Yes No

If wholesale, is the premises address a residential (home) address? Yes No

If yes, you must obtain a Home Occupational Statement from the Department of Neighborhood Services (414) 286-3874.

No vehicles can be parked and no customers are allowed at the premises.

The following questions in Section 2 do not apply to wholesale from a residential address. Go to Section 3.

Number of parking spaces available to customers/employees 2

Number of parking spaces that will be used for display/storage of Secondhand Motor Vehicles 8

Do you understand that all vehicles associated with the business must be stored on the licensed premise? Yes No

What are your plans to ensure this requirement is met (check all that apply)? Employee Training
 Supervisor Monitoring Fenced Lot Keys Kept in Locked Box Other: _____

Do you understand all maintenance/repair work to these vehicles must be confined to the licensed premise? Yes No

What are your plans to ensure this requirement is met (check all that apply)? Employee Training
 Supervisor Monitoring Designated Repair Area Other: _____

Do you understand all keys to used motor vehicles offered for sale must be kept in a secure lockbox inside the dealership building at all times when the dealership is not open for business? Yes No

What are your plans to ensure this requirement is met (check all that apply)? Employee Training
 Supervisor Monitoring Other: _____

SECTION 3 DISCLOSURE

Has any person on the application ever had a license relating to the activities licensed in Milwaukee Code of Ordinances Chapter 92 denied, not renewed, suspended, or revoked? No Yes

If yes, provide the circumstances and jurisdiction in which the event occurred (including a record of any actions from the State Department of Transportation and Financial Institutions relating to suspensions, revocations, forfeitures and warnings imposed by these departments relating to the operation of any automotive sales business by the applicant):

SECTION 4 SIGNATURES

[Signature]
Sole Proprietor, Partner, or 20% or more Shareholder
(If there are no 20% or more shareholders,
Corporate Officer-print name/title and sign)

[Signature]
Additional partner or 20% or more shareholder