



# City of Grand Island

Tuesday, May 24, 2022

Council Session

## Item E-2

**Public Hearing on Request from GICS Hospitality Inc. dba  
Fairfield Inn - Marriot - Grand Island, 805 Allen Drive for a Class  
"C" Liquor License and Liquor Manager Designation for  
Margarita Younes-Holz, 12 21st Avenue Place, Kearney, Nebraska**

*Council action will take place under Consent Agenda item G-4.*

Staff Contact: RaNae Edwards

# **Council Agenda Memo**

**From:** RaNae Edwards, City Clerk

**Meeting:** May 24, 2022

**Subject:** Public Hearing on Request from GICS Hospitality Inc.  
dba dba Fairfield Inn - Marriot - Grand Island, 805 Allen  
Drive for a Class "C" Liquor License and Liquor  
Manager Designation for Margarita Younes-Holz, 12 21<sup>st</sup>  
Avenue Place, Kearney, Nebraska

**Presenter(s):** RaNae Edwards, City Clerk

## **Background**

Section 4-2 of the Grand Island City Code declares the intent of the City Council regarding liquor licenses and the sale of alcohol.

### **Declared Legislative Intent**

- It is hereby declared to be the intent and purpose of the city council in adopting and administering the provisions of this chapter:
- (A) To express the community sentiment that the control of availability of alcoholic liquor to the public in general and to minors in particular promotes the public health, safety, and welfare;
  - (B) To encourage temperance in the consumption of alcoholic liquor by sound and careful control and regulation of the sale and distribution thereof; and
  - (C) To ensure that the number of retail outlets and the manner in which they are operated is such that they can be adequately policed by local law enforcement agencies so that the abuse of alcohol and the occurrence of alcohol-related crimes and offenses is kept to a minimum.

## **Discussion**

GICS Hospitality Inc. dba dba Fairfield Inn - Marriot - Grand Island, 805 Allen Drive has submitted an application for a Class "C" Liquor License. A Class "C" Liquor License allows for the sale of alcohol and distilled spirits on and off sale inside the corporate limits of the city.

City Council action is required and forwarded to the Nebraska Liquor Control Commission for issuance of all licenses. This application has been reviewed by the Clerk, Building, Fire, Health, and Police Departments. See attached Police Department report.

Also submitted was a request for Liquor Manager Designation for Margarita Younes-Holz, 12 21<sup>st</sup> Avenue Place, Kearney, Nebraska. Staff recommends approval of the liquor license contingent upon final inspections and liquor manager designation for Margarita Younes-Holz, 12 21<sup>st</sup> Avenue Place, Kearney, Nebraska contingent upon passing a state approved alcohol server/seller training course.

### **Alternatives**

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the application.
2. Forward to the Nebraska Liquor Control Commission with no recommendation.
3. Forward to the Nebraska Liquor Control Commission with recommendations.
4. Deny the application.

### **Recommendation**

Based on the Nebraska Liquor Control Commission's criteria for the approval of Liquor Licenses, City Administration recommends that the Council approve this application.

### **Sample Motion**

Move to approve the application for GICS Hospitality Inc. dba Fairfield Inn - Marriot - Grand Island, 805 Allen Drive for a Class "C" Liquor License contingent upon final inspections and Liquor Manager designation for Margarita Younes-Holz, 12 21<sup>st</sup> Avenue Place, Kearney, Nebraska contingent upon passing a state approved alcohol server/seller training course.



# Grand Island Police Department

Officer Report for Incident L22050283

Nature: Liquor Lic Inv

Address: 805 ALLEN DR; FAIRFIELD INN

AND SUITES

Location: PCID

Grand Island NE 68803

## Offense Codes:

Received By: Dvorak T      How Received: T      Agency: GIPD  
Responding Officers: Dvorak T  
Responsible Officer: Dvorak T      Disposition: CLO 05/09/22  
When Reported: 12:46:08 05/04/22      Occurred Between: 12:46:08 05/04/22 and 12:46:08 05/04/22

Assigned To:

Detail:

Date Assigned: \*\*/\*\*/\*\*

Status:

Status Date: \*\*/\*\*/\*\*

Due Date: \*\*/\*\*/\*\*

## Complainant:

Last:

First:

Mid:

DOB: \*\*/\*\*/\*\*

Dr Lic:

Address:

Race:

Sex:

Phone:

City: ,

## Offense Codes

Reported:

Observed:

## Circumstances

LT14 LT14 Hotel/Motel/Etc.

## Responding Officers:

Unit :

Dvorak T

309

Responsible Officer: Dvorak T

Agency: GIPD

Received By: Dvorak T

Last Radio Log: \*\*/\*\*/\*\* \*\*/\*\*/\*\*

How Received: T Telephone

Clearance: CL CL Case Closed

When Reported: 12:46:08 05/04/22

Disposition: CLO Date: 05/09/22

Judicial Status:

Occurred between: 12:46:08 05/04/22

Misc Entry:

and: 12:46:08 05/04/22

## Modus Operandi:

Description :

Method :

Crime Class

Crime Class

Civil

## Involvements

05/09/22

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<b>Date</b>	<b>Type</b>	<b>Description</b>	
05/06/22	Name	Holz, Jarrod D	spouse
05/06/22	Name	Younes, Paul J	applicant
05/06/22	Name	Younes, Linda M	spouse
05/06/22	Name	Fairfield Inn and Suites,	location
05/06/22	Name	Younes-Holz, Margarita	applicant

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**Narrative**

309                                      Liquor License Application  
Grand Island Police Department

1. Date, time, reporting officer, Unit#: Sgt Dvorak #309
2. Enforcement Action/Statute or Offense/Crime Classification:  
Liquor License Application
3. Description of the offense (elements of the crime/brief narrative):  
GI Hospitality Inc have applied for a liquor license at Fairfield Inn and Suites
4. Requirements All Crimes against Persons or Property:
  - a. Victim/Offender Relationship:
  - b. Was Offender under influence of Alcohol or Drugs:
  - c. Weapon type if used:
  - d. Type of injury (if any):
5. Case Assessment:

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Responsible LEO:

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Approved by:

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Date

05/09/22

**Supplement**

## Fairfield Inn and Candlewood Suites

GI Hospitality Inc applied for liquor licenses at properties they own here in Grand Island. The managing partner is Paul Younes. I am familiar with Younes and his business enterprises from the Kearney area. Also on these applications is listed Margarita (Maggie) Holz-Younes. I determined that Maggie Holz is Paul and Linda Younes' daughter.

I checked with the NE Liquor Commission regarding Younes and/or GI Hospitality Inc. Shannon advised that Paul Younes and his wife Linda Younes have numerous valid permits for many of the properties they own. She was not specific, but indicated they have held liquor licenses for many years on numerous properties.

I then noted that Fairfield Inn had previous Liquor License Investigations from 2010 and 2012. (see L12034201) Paul and Linda Younes were approved for their licenses at that time. I noted no such approval for Candlewood Inn and Suites, which only opened for business a few years ago. I then contacted RaNae Edwards, the City Clerk, to check on the status of Fairfield and Candlewood. RaNae confirmed that Fairfield Inn has a currently approved permit from the City of Grand Island with Paul and Linda Younes. Candlewood Suites does not. I telephoned the Younes' attorneys offices to see if I could gain some clarity as to these two applications.

In the meantime, I performed the standard background checks for the parties listed as having ownership/interest in the LLC. Paul and Linda Younes had been investigated in 2012 by Lt Vitera, so I focused on any records that have been recorded since that time. Linda signed the application as a Non-Participating spouse, and I found no criminal record of concern for her. Linda did have a traffic violation in 2017. I found Paul Younes has been contacted for moving traffic violations four times since 2012, but for minor offenses. I noted that Paul Younes was on Probation from May 2016 until May 2021. The records indicated he fulfilled the stipulations of his probation, and was fully discharged. The probation resulted from an Immigration and Customs charge in 2015. Paul disclosed that violation on the application.

I also checked a paid, Law Enforcement Only service that discloses mostly personal and civil information such as claims, judgements, lawsuits and bankruptcies. I found nothing of concern for Paul and Linda Younes.

I then checked records for Maggie Holz and her husband Jarrod. Jarrod Holz signed the application as a Non-Participating spouse. I located minor traffic violations for Jarrod, but these were historical in nature. Jarrod does have one conviction in criminal court, from 2006, but it is a misdemeanor offense relating to a college party. All violations I located were disclosed on the application.

I again utilized the paid, Law Enforcement Only website to check on Jarrod and Maggie. I found no listings of concern.

On 5-9-22 I received a return phone call from Luke Simpson, an attorney in Kearney who represents the LLC. Simpson said that the LLC has been reconfigured to add Maggie Younes Holz.

Simpson also advised that all properties owned by the Younes Group are applying for new Class C liquor licenses. Simpson said that previously the motel properties only applied for Class I Licenses, which permits On Sale, on the

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premesis. Simpson said that hospitality industry trends indicate that patrons want to be able to purchase alcohol from the small "Marketplace" convenience areas located next to the front desk in the hotel properties. In order to meet demand, the Younes Group needs to possess Class C Licenses, which permits both on and off sale.

GI Hospitality Inc has had active liquor licenses in Grand Island for at least ten years, and I found no evidence of any problems related to their properties. Therefore, the Grand Island Police Department has no objections to GI Hospitality Inc being issued new Class C licenses on any of their properties.

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# Liquor License Application: Class "C": Fairfield Inn – Marriot

