



MEMO

To: Judee Jones, Revenue Director
From: Aislee Jackson, Zoning Use Coordinator
Date: July 22, 2026
Re: Zoning Review of Alcoholic Beverage License Request 26-003761-ABL

In reference to the application of **Vasilis Varlagas / Limani LLC / DBA Limani** requesting an alcoholic beverage license at **417 E River St** (PIN 20004 12006), I have determined that the **Proposed Use, Restaurant and Retail consumption dealer (on-premises consumption of alcohol)**, within the current **D-W (Downtown Waterfront)** zoning district:

- ☒ **Restaurant is permitted by right.**
- ☐ Is Not Permitted
- ☐ Requires a Special Use Permit from The Mayor and Aldermen
- ☒ **Retail consumption dealer (on-premises consumption of alcohol) is permitted as a Limited Use with Standards.** Use is limited to on-premises consumption only. However, the property is located in the Open Container Zone.
- ☐ Is Permitted as a Non-conforming Use

Further, I have determined that **Parking** at the property:

- ☒ **The parking is exempt / met (Downtown & Pre-existing/continuation of legal existing use).**
- ☐ The proposed use(s) are deficient in the parking standards.

Additionally, I have determined that the **Proposed Use**:

- ☒ **Is an Existing use/occupancy, but new ownership, management, or request.**
- ☐ Is a New use/occupancy

Additionally, I have determined that the **Location** has:

- ☐ Zoning Ordinance violations that need to be corrected prior to the issuance of the Alcoholic Beverage License
- ☒ **A new Business Location Approval for the Restaurant principal use classification has been obtained under plan # 26-001260-BA for new ownership on March 13, 2026.**



July 14, 2026

Paul Cobet, President
Downtown Neighborhood Association
P.O. Box 9416
Savannah, GA 31412

Dear Paul Cobet:

The purpose of this letter is to inform you of a proposed establishment in your neighborhood. The business has applied for an Alcohol Beverage License for the Limani at 417 E River St. The City of Savannah values the importance of fostering positive relationships between businesses and the communities they serve. As such, we encourage new business owners to meet with neighborhood leaders and residents to discuss expectations and the business's plans. As Downtown Neighborhood Association President, you are free to contact the business owner Vasilis Varlagas (912) 398- 6644 to facilitate that discussion.

If your neighborhood association does not wish to meet with the applicant, please respond to this email indicating no meeting is required.

Proposed Alcohol Beverage License			
Name of Applicant	Business Name/Address	Alcohol License Request	Scheduled Council Date
Vasilis Varlagas	Limani 417 E River St	Class C Retail Consumption <i>On-premises consumption</i>	August 13, 2026

If the neighborhood association has any concerns, you may contact our office at (912) 651-3662.

Kind Regards,
Katrina Myers, MPA
Neighborhood Services Liaison



MEMORANDUM

TO: Lenny Gunther, Chief of Police

THRU: Max Nowinsky, Major of Field Operations 
William Barnett, Administrative Sergeant

FROM: Latoria McMiller , Revenue Investigator

DATE: July 22, 2026

SUBJECT: Limani / 417 E. River Street

The purpose of this memorandum is to submit a recommendation for an Alcoholic Beverage License effective **August 13, 2026**. The following information concerns the Alcoholic Beverage License application for **Vasilis Varlagas**. Pertinent records of the Georgia Crime Information Unit and local agencies have been searched as of this date with the following results:

Savannah Police Department Disposition

No disqualifying information found.

Georgia Crime Information Center Disposition

No disqualifying information found.

The petitioner is requesting an **Class C123, Distilled Spirits, Malt Beverage and Wine by the drink and with Sunday Sales at 417 E. River Street, Limani**.

The fingerprints for the ABL Applicant **Vasilis Varlagas** are on file with the Alcohol Beverage Compliance Unit. No disqualifying criminal records are outlined in the City of Savannah Code of Ordinances.

The ABL Responsible Applicant **Frances Krieg's** are on file with the Alcohol Beverage Compliance Unit. No disqualifying criminal records are outlined in the City of Savannah Code of Ordinances.

The Savannah Police Department's recommendation for **approval** for the ABL Applicant and ABL Responsible Applicant.



MEMORANDUM

TO: Judee Jones, Revenue Director 
THRU: Max Nowinsky, Major of Field Operations 
William Barnett, Administrative Sergeant
FROM: Latoria McMiller, Revenue Investigator
DATE: July 7, 2026
SUBJECT: Limani/ 417 E River St

The purpose of this memorandum is to submit recommendations effective **August 13, 2026**. The following information is being supplied on an official basis concerning a new Alcoholic Beverage License for **Vasilis Varlagas**. A safety plan has been submitted by the applicant and reviewed by the Savannah Police Department.

The safety plan was examined to ensure it properly addressed all mentioned concerns in the City of Savannah's Alcohol Beverage Ordinance, Section 6-1206, Subsection D, Paragraph 4, Items A-I (as applicable).

In reference to the petition for **Vasilis Varlagas** requesting a **Class C123, Distilled Spirits, Malt Beverage and Wine By The Drink with Sunday Sales at 417 E River Street, Limani LLC**. I submit the following:

Vasilis Varlagas's safety plan has been reviewed. It should be noted, the safety plan addresses all applicable concerns set forth by the governing sections of the City of Savannah's Alcohol Ordinance. The Savannah Police Department has no reason(s) for recommending denial of this safety plan.

AGENDA ITEM TITLE: NEW APPLICATION ALCOHOL BEVERAGE LICENSE

Agenda Date:	8/13/2026
Notification Date from Revenue:	3/18/2026
Business Name:	Limani
Business Address:	417 East River Street
Compliant:	YES ☒ X ☐ NO ☐
Code Violations:	Corrected
Code Case #	26-002308
Re-Inspection Date:	N/A

Comments: No violations



Officer's Name : Judy Stewart

Date: 7/21/2026

*******PUBLIC NOTICE*******

**OFFICE OF THE CLERK OF COUNCIL
ALCOHOL BEVERAGE LICENSE HEARING**

Vasilis Varlagas for Limani LLC t/a **Limani** is requesting a **Class C (Liquor, Beer, and Wine) (By the Drink)** Alcohol License **with Sunday Sales** at **417 East River Street**. The establishment is located between Lincoln Ramp and East Broad Street Ramp in Aldermanic District 2. The applicant plans to operate a Restaurant. (***New Applicant/ New Business***).

The applicants will be heard at the meeting of the City Council at 2:00 p.m., Thursday, August 13, 2026, in the:

Council Chambers, 2nd Floor of City Hall, 2 East Bay Street.

Anyone objecting to the issuance of these licenses may appear at that time and be heard.

City of Savannah

Mark Massey

Clerk of Council

SAVANNAH MORNING NEWS

PUBLIC NOTICE COLUMN

Please insert the above notice in the PUBLIC NOTICE column of the Savannah Morning News:

WEDNESDAY, AUGUST 5, 2026.

Please let the City's Purchasing Department have two copies of the affidavit of publication.

OFFICE OF THE CLERK OF COUNCIL

Legal notice emailed to Purchasing to be forwarded to Savannah Morning News:

MONDAY, JULY 20, 2026.