

COUNTY CLERK'S USE

CITY OF LOS ANGELES

OFFICE OF THE CITY CLERK

200 NORTH SPRING STREET, ROOM 395

LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

NOTICE OF EXEMPTION

(PRC Section 21152; CEQA Guidelines Section 15062)

Pursuant to Public Resources Code § 21152(b) and CEQA Guidelines § 15062, the notice should be posted with the County Clerk by mailing the form and posting fee payment to the following address: Los Angeles County Clerk/Recorder, Environmental Notices, P.O. Box 1208, Norwalk, CA 90650. Pursuant to Public Resources Code § 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

PARENT CASE NUMBER(S) / REQUESTED ENTITLEMENTS

ZA-2026-835-MPA / MAIN PLAN APPROVAL

LEAD CITY AGENCY

City of Los Angeles (Department of City Planning)

CASE NUMBER

ENV-2026-836-CE

PROJECT TITLE

Ballers DTLA

COUNCIL DISTRICT

14 - Ysabel Jurado

PROJECT LOCATION (Street Address and Cross Streets and/or Attached Map)

☐ Map attached.

750 West 7th Street, Suites T3500 & P9-1000 (711 South Hope Street; 700 South Flower Street)

PROJECT DESCRIPTION:

☐ Additional page(s) attached.

Main Plan Approval to allow the operation of a new social sports club with two (2) restaurants within two levels of an existing building located within The Bloc development, a 46,455 square-foot space with 11 sports courts on the third level and a 47,209 square-foot space with 10 sports courts on the rooftop, and a total of 184 seats with the sale and dispensing of a full line of alcoholic beverages for on-site consumption, patron dancing and live entertainment.

NAME OF APPLICANT / OWNER:

Ballers DTLA, LLC

CONTACT PERSON (If different from Applicant/Owner above)

Wil Nieves, Nieves and Associates

(AREA CODE) TELEPHONE NUMBER

EXT

310-634-4553

EXEMPT STATUS: (Check all boxes, and include all exemptions, that apply and provide relevant citations.)

STATE CEQA STATUTE & GUIDELINES

☐ STATUTORY EXEMPTION(S)

Public Resources Code Section(s) _____

☒ CATEGORICAL EXEMPTION(S) (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)CEQA Guideline Section(s) / Class(es) Section 15301 / Class 1☐ OTHER BASIS FOR EXEMPTION (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b))

JUSTIFICATION FOR PROJECT EXEMPTION:

☐ Additional page(s) attached

The project is exempt because it involves a full line of alcoholic beverages for on-site and off-site consumption, live entertainment and patron dancing in conjunction with a proposed operation of a new social sports club with two (2) restaurants within two levels of an existing building with 11 sports courts on the third level and 10 sports courts on the rooftop, and a total of 184 seats. None of the exceptions to the Categorical Exemption Under CEQA Guidelines Section 15300.2 applies to the proposed project. The approval includes a conditional use permit to allow alcohol service, live entertainment and patron dancing within a proposed social sports club and restaurant. The project will not have a significant effect on the environment due to unusual circumstances. All adjacent lots are developed with commercial and mixed-use buildings. The project site is located in a typical urbanized area of the Downtown Community Plan area, and the project would be consistent with the designated zoning and would adhere to all requirements of the LAMC, with the approval of the conditional use permit. The project is not unusual for the vicinity of the site and is similar in scope to other existing residential and commercial uses in the area. The project is not in the vicinity of a state scenic highway and will not damage scenic resources in a state scenic highway. Per ZIMAS, SurveyLA, and/or Historic Places LA, the project site is not identified or eligible as a historical resource. The project will not cause a substantial adverse change in the significance of a historical resource.

☒ None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.☐ The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

If different from the applicant, the identity of the person undertaking the project.

CITY STAFF USE ONLY:

CITY STAFF NAME AND SIGNATURE

Michelle Cartel

STAFF TITLE

City Planner

ENTITLEMENTS APPROVED

Main Plan Approval

DISTRIBUTION: County Clerk, Agency Record

Rev. 6-22-2021