

6th November, 2011

City of Newport Beach  
3300 Newport Boulevard  
Newport Beach, California 92663  
Attention: Patrick Alford

RE: Newport Banning Ranch DEIR

Dear Mr. Alford,

Thank you for the opportunity to comment on the Newport Banning Ranch Draft Environmental Impact Report (DEIR). Please include the following comments and concerns in the official record. Please include the following comments and concerns in the official record.

BR developers have been claiming that 75% of the land will be set aside as open space. Where will the money come from to manage this open space? How much of this land is unsuitable for building anyway? Does the remaining 25% that they will be building on include the concrete walkways, hardscape, sports courts & parking lots?

Sincerely,  
Mr. Ron Frankiewicz  
950  
Costa Mesa, CA, 92627

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