



**WALTON COUNTY BOARD OF COUNTY COMMISSIONERS**  
**OFFICE OF THE COUNTY ATTORNEY**

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FEBRUARY 22, 2019

**NOTICE OF FILING COMPLAINT FOR  
DECLARATION OF RECREATIONAL CUSTOMARY USE**

On December 11, 2018, Walton County, Florida, filed a Complaint for Declaration of Recreational Customary Use in the Walton County Circuit Court. The case number is 2018-CA-547.

As an owner of private property on which the County seeks to affirm the existence of recreational customary uses, you are entitled to intervene as a party defendant in Walton County Circuit Court Case Number 2018-CA-547. Pursuant to Section 163.035(3)(b)1., *Florida Statutes*, you must move to intervene in Walton County Circuit Court Case Number 2018-CA-547 within forty-five (45) days of your receipt of this Notice.

Please be governed accordingly.

Sidney N. Noyes, County Attorney

← That's you

← The clock is ticking!

**To-Do List:**

- Visit [FLACPR.com](http://FLACPR.com) to learn more
- Contact an attorney ASAP
- Find the letter that the county mailed

THIS IS  
A BIG  
DEAL!

Walton County is seeking a declaratory judgment affirming the existence of recreational customary use on all privately owned beachfront parcels in Walton County. Recently, you received this notice, and while it may seem harmless, it has devastating implications. **Read on to see what this notice really means for you and your property rights.**



FLORIDA  
PROPERTY

COASTAL  
RIGHTS

IF YOU'RE RECEIVING THIS NOTICE, IT'S BECAUSE **YOU ARE THE DEFENDANT IN A LAWSUIT** FILED BY WALTON COUNTY.

## HERE'S WHAT YOU NEED TO KNOW:

### WHAT IS CUSTOMARY USE?

A customary use finding is similar to a public easement to use the dry sandy portion of your beachfront property with no compensation to you. It opens your private property up for public use. You will have no control over who uses your beach property and cannot ask anyone to leave. **You would forever lose your constitutionally protected right to decide who can and cannot use your property.** You would no longer have a guaranteed spot on your property for your family and your guests.

### HOW WILL THIS AFFECT YOUR USE OF YOUR BEACHFRONT PROPERTY?

Over the past year, many owners have had to deal with an onslaught of tourists and locals. Sometimes, these uninvited visitors have been disrespectful, invaded owner's privacy, or slandered and harassed owners when owners just wanted to enjoy their beachfront property with family and friends. Some of them have made noise late into the night, left trash on the beach, trampled dunes and more.

### WHAT DO I NEED TO DO?

Contact an attorney **IMMEDIATELY** to learn about your legal options. For your convenience, the names and contact information for attorneys that other Walton County beachfront owners have used are listed at [FLACPR.com](http://FLACPR.com).

### WHAT HAPPENS IF I DON'T INTERVENE?

If you don't defend your property rights **NOW**, it could result in a ruling that the **public has a right to use your property with no compensation to you.** You must defend yourself to protect your rights!



Learn how you can respond to this legal challenge at [FLACPR.com](http://FLACPR.com)