

Baywood Boat Ramp Access Committee
Final Report Issued 05/02/2006

General

The purpose of the boat ramp access committee was to collect information with regard to boat ramp access and present the findings for purposes of publishing for general consumption. The following report represents the final opinion of the ramp access committee.

Ramps

There exist two water access routes in the Baywood Village community. The boat ramp in Baywood 5 and the easement ramp in Bluejay woodlands.

Baywood 5

The Baywood 5 ramp is for use by the Baywood 5 residents and is subject to the rules of the Baywood 5 community association. To get definitive rules on the use and operation of the ramp, you must consult the Baywood 5 Association.

Bluejay Woodlands

The Bluejay woodlands "ramp" is simply an easement that is owned by the adjoining properties. The easement is listed for "Ingress and Egress to the canal for residents of Bluejay Woodlands 1,2,3".

Under the Florida statutes the landowners of the property have the right to maintain a gate at the easement and charge individuals who are entitled to the easement for the maintenance of it.

As an easement it is NOT community property and is owned by the respective landowners.

Summary

The Baywood 5 ramp is well defined and is governed by the Baywood 5 Association rules and/or declarations. The Bluejay Woodlands easement is private property and is subject to the Florida statutes on easements and the permission of the land owners.

All of the information compiled in this report was collected from the Pinellas County Property Appraiser the State Of Florida. Additionally, research of past community meetings was done to establish any additional facts, of which nothing of any great significance was discovered.

All attempts have been made to collect publicly available information to provide definitive answers to the ramp access issues.