

Facilities Planning and Construction
Paul J. Phillips, Chief Facilities Officer

**SUBJECT: GRANT OF EASEMENT TO FLORIDA POWER AND LIGHT COMPANY
AT THE STATE SCHOOL "JJ" SITE IN THE DORAL AREA**

As a result of the construction of State School "JJ," in the Doral area, Florida Power and Light Company (FPL) has been asked to provide electrical service to the school site. FPL has requested that an easement be granted to provide this new service. The proposed easement will be ten feet wide along the western and southwestern boundaries of the site, with an extension line through the mid-west section (see attached location map).

The said easement area is legally described as:

A portion of Tracts 9 and 10 of FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1, of Section 19, Township 53 South, Range 40 East, according to the Plat thereof as recorded in Plat Book 2 at Page 17 of the Public Records of Miami-Dade County, Florida. Said portion being more particularly described as follows:

Commence at the Northwest corner of said Tract 10; thence North $89^{\circ}34'22''$ East, along the North line of said Tract 10, for 35.01 feet to a point on the Easterly Right of Way line of N.W. 112 Avenue and also being the Point of Beginning of the following described Florida Power and Light Company Easement; Thence North $89^{\circ}34'22''$ East, along the last described course for 10.00 feet; Thence South $1^{\circ}42'03''$ East, along a line parallel with and ten feet East of the Easterly Right of Way line of N.W. 112 Avenue, for 309.86 feet; Thence North $89^{\circ}34'12''$ East for 355.00 feet; Thence South $1^{\circ}42'03''$ East for 10.00 feet; Thence South $89^{\circ}34'12''$ West for 355.00 feet; Thence South $1^{\circ}42'03''$ East along a line parallel with and 10 feet East of the Easterly Right of Way line of N.W. 112 Avenue, for 315.33 feet to a Point of Curvature; Thence Southeasterly along a circular curve to the left having a Radius of 15.00 feet, a central angle of $88^{\circ}43'44''$ for an arc distance of 23.23 feet to a Point of Tangency; Thence North $89^{\circ}34'13''$ East, along a line parallel with and 10.00 feet North of the Northerly Right of Way line of N.W. 50 Street, for 135.33 feet; Thence South $1^{\circ}42'03''$ East for 10.00 feet to said Northerly Right of Way line of N.W. 50 Street; Thence South $89^{\circ}34'13''$ West, along said Northerly Right of Way line, for 135.55 feet to a Point of Curvature; Thence Northwesterly along a circular curve to

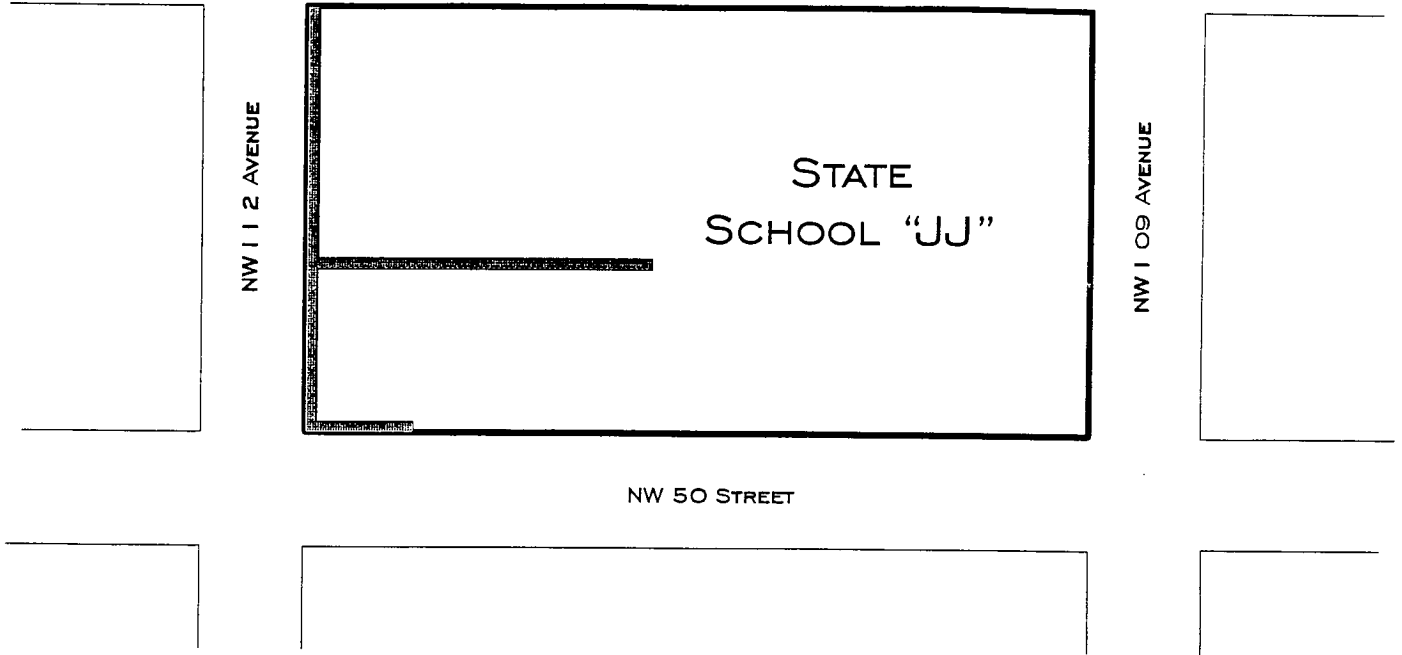
the right having a Radius of 25.00 feet, a central angle of 88°43'44" for an arc distance of 38.72 feet to a Point of Tangency; Thence North 1°42'03"West, along the aforesaid Easterly Right of Way line of N.W. 112 Avenue, for 635.41 feet to the Point of Beginning, lying and being in Miami-Dade County, Florida.

The grant of easement document has been reviewed by the School Board Attorney's Office and the Office of Risk and Benefits Management. The Region Superintendent for Region III recommends approval of the grant of easement. Facilities Planning and Construction, the Division of Roofing and Plant Operations, and the Department of Safety, Environment and Hazards Management are in agreement with the proposed grant of easement.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the Chair and the Secretary to execute a grant of easement agreement with Florida Power and Light Company for the installation of a ten foot easement, as described above, on the State School "JJ" site.

ARB:slr

LOCATION MAP



LEGEND

A legend box containing a shaded square on the left and the text "F.P.L. EASEMENT AREA" on the right.

