

Office of School Facilities
Rose Diamond, Chief Facilities Officer

SUBJECT: AUTHORIZATION TO GRANT A SEWER MAIN EASEMENT LOCATED AT HOWARD MCMILLAN MIDDLE SCHOOL SITE AT 13100 SW 59 STREET, MIAMI DADE, FLORIDA IN FAVOR OF MIAMI-DADE COUNTY PROJECT NO. A0739

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

In order to maintain a sewer main constructed to provide sewer facilities to the Howard McMillan Middle School site, Miami-Dade County has requested a 15-foot wide sewer main easement be granted by the district (see location map).

The sewer main easement described below will cover the area of the sewer main installations at the 23-acre school site. The said easement areas are legally described as:

Legal Description:

A 15 FOOT WIDE SEWER EASEMENT ACROSS TRACT A OF SUNSET 26 SCHOOL AND PARK TRACTS AS RECORDED IN PLAT BOOK 107, AT PAGE 80 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY FLORIDA THE CENTERLINE OF WHICH BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NE CORNER OF SAID TRACT A; THENCE S 11°50'37"E ALONG THE EAST LINE OF SAID TRACT "A" AND BASIS OF BEARINGS FOR 260.48 FEET TO A POINT OF CURVATURE; THENCE CONTINUE ALONG SAID EAST LINE ON A 240.00 FOOT RADIUS CURVE TO THE RIGHT AND THROUGH A CENTRAL ANGLE OF 21°46'23" FOR AN ARC DISTANCE OF 91.20 FEET TO A POINT OF TANGENCY; THENCE S 09°55'46"W ALONG SAID EAST LINE FOR 101.52 FEET TO THE POINT OF CURVATURE ; THENCE CONTINUE ALONG SAID EAST LINE O A 240.00 FOOT RADIUS CURVE TO THE LEFT AND THROUGH A CENTRAL ANGLE OF 11°52'32" FOR AN ARC DISTANCE OF 49.74 FEET TO **THE POINT OF BEGINNING**; THENCE N89°33'10"W FOR 8.43 FEET; THENCE S 72°2'02"E FOR 42.67 FEET; THENCE S 70°44'56"W FOR 93.07 FEET TO A REFERENCE POINT "A" ALSO BEING A POINT OF TERMINUS.

TOGETHER WITH A PORTION OF SAID TRACT "A", MORE PATICULARLY DESCRIBED BELOW AS FOLLOWS:BEGINNING AT ABOVE MENTIONED REFERENCE POINT "A"; THENCE N 19°15'04"W FOR 12.50 FEET; THENCE S 70°44'56"W FOR 25.00 FEET; THENCE S 19°15'04"E FOR 12.50 FEET TO A REFERENCE POINT B; THENCE S 19°15'04"E FOR 7.50 FEET; THENCE N 70°44'56"E FOR 25.00 FEET; THENCE N 19°15'04"W FOR 7.50 FEET TO THE REFERENCE POINT A.

TOGETHER WITH A 15 FEET WIDE SEWER EASEMENT ACROSS SAID TRACT "A", THE CENTERLINE OF WHICH BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE ABOVE MENTIONED REFERENCE POINT "B"; THENCE S70°44'56"W FOR 126.69 FEET TO THE POINT OF TERMINUS.

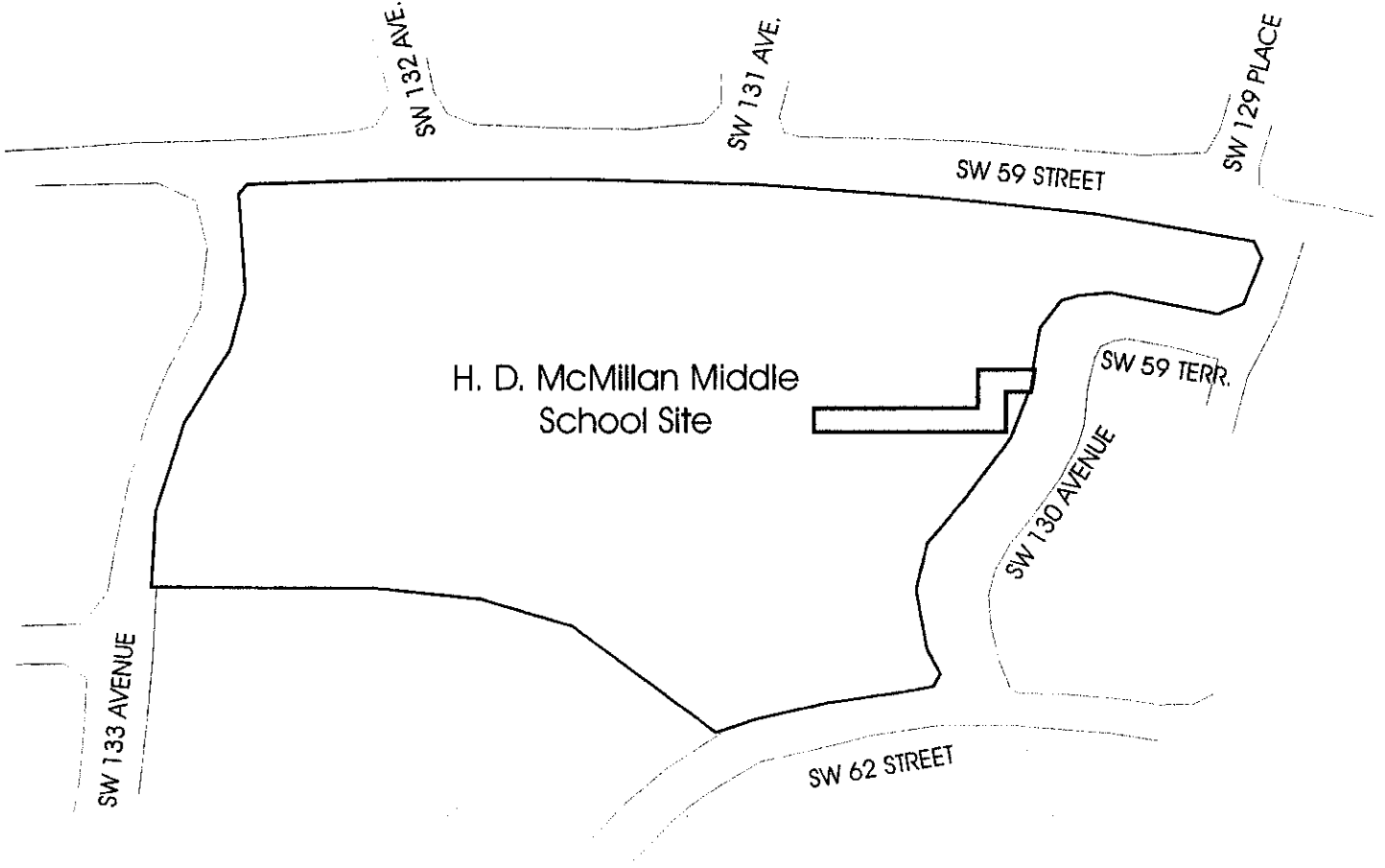
THE SIDE LINE OF THE ABOVE DESCRIBED EASEMENTS TO BE PROLONGED OR SHORTENED TO MEET AT ANGLE POINTS AND TO TERMINATE AT THE BOUNDARY LINES.

The Office of School Facilities recommends approval of the easement agreement.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the execution of the sewer main easement at the Howard McMillan Middle School site, Project No. A0739, in favor of Miami-Dade County.

LML

LOCATION MAP



LEGEND



15-FOOT WIDE SEWER LINE EASEMENT



NORTH