

Office of School Facilities  
Rose Diamond, Chief Facilities Officer

**SUBJECT: AUTHORIZATION TO GRANT A WATER LINE EASEMENT  
LOCATED AT SWEETWATER ELEMENTARY SCHOOL SITE AT  
10655 SW 4 STREET, MIAMI, FLORIDA IN FAVOR OF MIAMI-DADE  
COUNTY  
PROJECT NO. 00138200**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

In order to maintain a water line easement constructed to provide adequate fire protection and water services to the Sweetwater Elementary School site, Miami-Dade County has requested that a 12-foot wide water line easement be granted by the district.

The 12-foot wide water line easement described will cover the area of the water line installations at the 13-acre school site. This area is legally described in Exhibit "A", attached hereto.

The Grant of Easement will be reviewed and approved by the School Board's Attorneys Office prior to execution. In addition, the proposed easement has been reviewed and recommended by the Office of School Facilities. Public utility facilities constructed on Board-owned property will be conveyed, with appropriate easements, to Miami-Dade County for future maintenance and operations.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, authorize the execution of the water line easement at the Sweetwater Elementary School site. Project No. 00138200, in favor of Miami-Dade County.

LML

## EXHIBIT "A"

## LEGAL DESCRIPTION OF WATER EASEMENTS

A strip of land 12.00 feet wide, being a portion of the NW. 1/4 of the SW. 1/4 of Section 5, Township 54 South, Range 40 East, Miami-Dade County, Florida, lying 6.00 feet each side of the following described center line:

COMMENCING at the point of intersection of the center line of SW. 107th Avenue and SW. 4th Street, said point also being the SW. corner of the NW. 1/4 of the SW. 1/4 of said Section 5; thence run N 89° 47' 34" E along the center line of SW. 4th Street, and along the South line of the NW. 1/4 of the SW. 1/4 of said Section 5 for 251.55 feet; thence N 01° 15' 38" W for 25.00 feet to a point on the North right of way line of SW. 4th Street, said point being the POINT OF BEGINNING NO. 1 of the hereinafter center line of said 12.00 feet easement; thence N 01° 15' 38" W 88.54 feet; thence N 53° 12' 45" W 6.42 feet; thence N 02° 29' 15" W 128.00 feet; thence N 40° 54' 29" W 6.40 feet; thence N 02° 36' 32" W 68.40 feet; thence N 49° 47' 53" W 8.36 feet; thence N 01° 24' 58" E 18.97 feet; thence N 42° 59' 01" E 20.41 feet; thence N 02° 31' 40" W 3.60 feet; thence N 87° 46' 03" E for 11.00 feet to the POINT OF TERMINATION. Containing 4,321 square feet.

## TOGETHER WITH

A strip of land 12.00 feet wide being a portion of the NW. 1/4 of the SW. 1/4 of Section 5, Township 54 South, Range 40 East, Miami-Dade County, Florida, lying 6.00 feet each side of the following described center line:

COMMENCING at the point of intersection of the center line of SW. 107th Avenue and SW. 4th Street, said point also being the SW. corner of the NW. 1/4 of the SW. 1/4 of said Section 5; thence run N 02° 36' 59" W along the center line of SW. 107th Avenue, and the West line of the NW. 1/4 of the SW. 1/4 of said Section 5 for 634.41 feet; thence N 88° 00' 09" E for 250.95 feet to the POINT OF BEGINNING NO. 2 of the hereinafter described center line; thence continue N 88° 00' 09" E 213.55 feet; thence S 00° 03' 03" W for 18.30 feet to the Point of Termination. Containing 2,872 square feet.

## NOTICE:

The side lines of these easements have to be shortened or lengthened as to create a continuous strip of land.

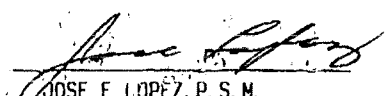
PREPARED BY:

**J. F. LOPEZ & ASSOCIATES, INC.**  
CONSULTING LAND SURVEYORS AND PLANNERS  
CERTIFICATE N° LB. 3192, STATE OF FLORIDA  
7900 NW. 155th STREET, SUITE 104,  
MIAMI LAKES, FLORIDA, 33016

Ph: (305) 828-2725 FAX: (305) 828-3589

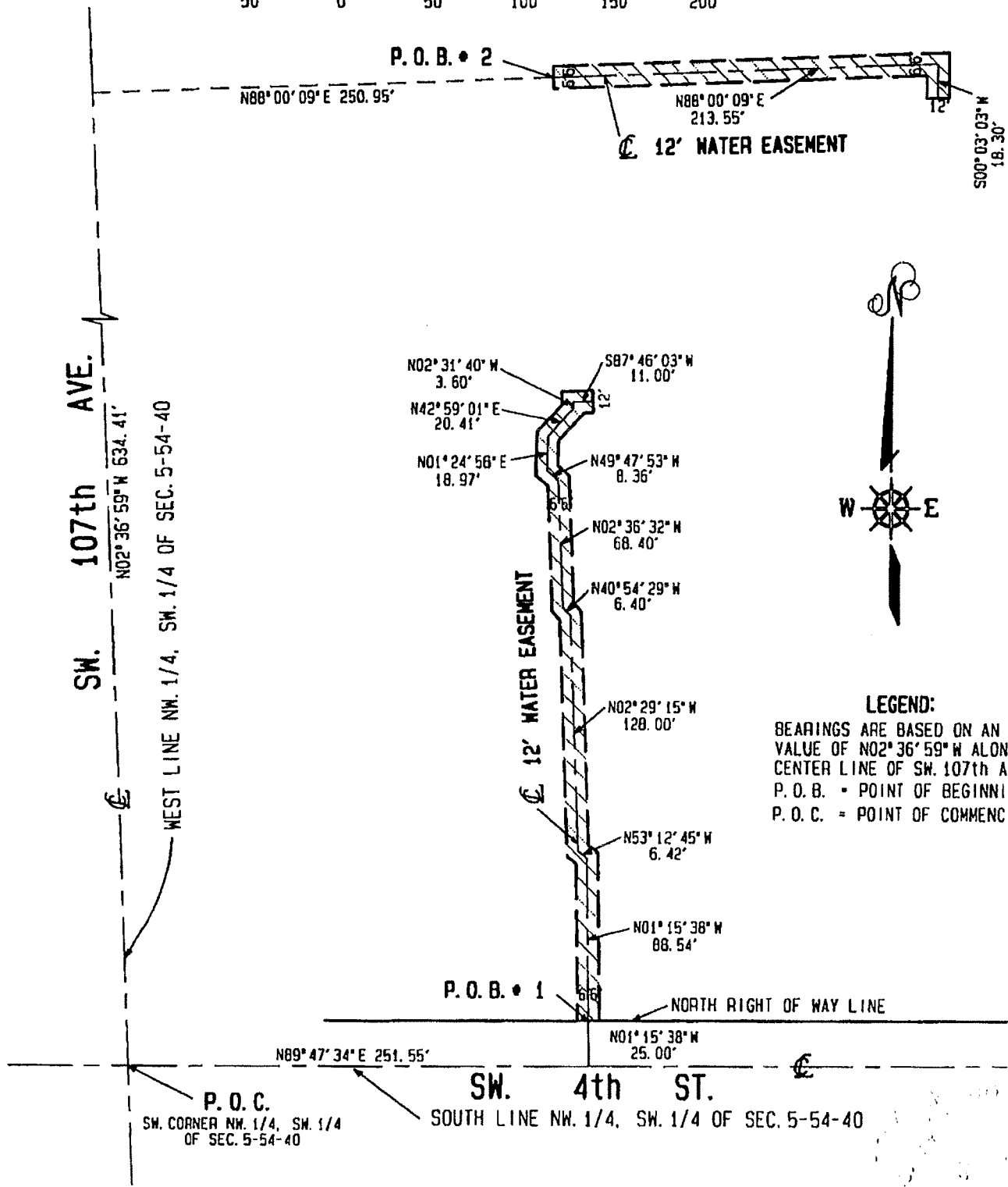
DATED: APRIL 4, 2006  
ORDER NO: 060405  
CAD FILE: 060405

BY:

  
JOSE F. LOPEZ, P. S. M.  
Professional Surveyor & Mapper  
N° 3086, State of Florida

# SKETCH OF LEGAL DESCRIPTION:

GRAPHIC SCALE



**LEGEND:**

BEARINGS ARE BASED ON AN ASSUMED VALUE OF N02°36'59"W ALONG THE CENTER LINE OF SW. 107th AVE.  
 P. O. B. = POINT OF BEGINNING  
 P. O. C. = POINT OF COMMENCING

DATED: APRIL 4, 2006  
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BY: *[Signature]*  
 JOSÉ F. LOPEZ, P. S. M.  
 Professional Surveyor & Mapper  
 N° 3086, State of Florida