

Office of School Facilities
Rose Diamond, Chief Facilities Officer

**SUBJECT: AUTHORIZATION TO GRANT A WATER LINE EASEMENT
LOCATED AT MIAMI KILLIAN SENIOR HIGH SCHOOL SITE AT
10655 SW 97 AVENUE, MIAMI, FLORIDA IN FAVOR OF MIAMI-
DADE COUNTY
PROJECT NO. A0855**

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

In order to maintain a water line easement constructed to provide adequate fire protection and water services to the Miami Killian Senior High 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 21-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 Miami Killian Senior High School site. Project No. A0855, in favor of Miami-Dade County.

LML



**LEVEL-TECH
SURVEYORS, LLC.**

SKETCH TO ACCOMPANY EASEMENT LEGAL DESCRIPTION MIAMI KILLIAN.

"EXHIBIT A"

LAND SURVEYORS * LAND PLANNERS
5775 BLUE LAGOON DR., SUITE 110.
MIAMI, FL 33126.
TEL:305.261.8483
FAX:305.261.8781

WATER A5-BUILT DW-2005-079

LEGAL DESCRIPTION:

THE SOUTHEAST 1/4. OF THE NORTHWEST 1/4. OF THE NORTHWEST 1/4. OF SAID SECTION 9, TOWNSHIP 55 SOUTH RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS A STRIP OF LAND TWELVE (12) FEET WIDE THE CENTERLINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHWEST 1/4. OF THE NORTHWEST 1/4. OF SECTION 9.
THENCE S87°36'04"W ALONG THE SOUTH LINE OF THE NORTHWEST 1/4. OF THE NORTHWEST 1/4. OF SECTION 9, A DISTANCE 668.80 FEET; THENCE S01°56'25"E A DISTANCE OF 44.15 FEET; THENCE S87°58'34"W A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING;

THENCE S87°58'34"W A DISTANCE OF 379.45 FEET TO REFERENCE POINT A;
THENCE S87°58'34"W A DISTANCE OF 215.20 FEET;
THENCE S43°02'14"W A DISTANCE OF 9.70 FEET;
THENCE S88°02'14"W A DISTANCE OF 2.25 FEET TO THE POINT OF TERMINATION OF SAID CENTERLINE.

TOGETHER WITH

A STRIP OF LAND TWELVE (12) FEET WIDE THE CENTERLINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE AFOREMENTIONED REFERENCE POINT A
THENCE N02°16'52"W A DISTANCE OF 135.40 FEET TO THE POINT B;
THENCE N02°16'52"W A DISTANCE OF 14.10 FEET;
THENCE S87°58'34"W A DISTANCE OF 117.10 FEET;
THENCE S43°02'14"W A DISTANCE OF 9.06 FEET TO THE POINT OF TERMINATION OF SAID CENTERLINE.

TOGETHER WITH

A STRIP OF LAND TWENTY FOUR (24) FEET WIDE THE CENTERLINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE AFOREMENTIONED REFERENCE POINT B;
THENCE N87°43'06"E A DISTANCE OF 22.85 FEET TO THE POINT OF TERMINATION OF SAID CENTERLINE.

EASEMENTS AND ENCUMBRANCES:

No information was provided as to the existence of any easements other than what appears on the underlying Flat of record. Please refer to the Restrictions portion with respect to possible restrictions of record and utility services.

MANUEL FELIPE
PROFESSIONAL LAND SURVEYOR, NO. 4146
STATE OF FLORIDA

PREPARED BY:



**LEVEL-TECH
SURVEYORS, LLC.**

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NOTES:

- a. This is not a Boundary Survey
- b. Not valid without the signature and original seal of a Florida licensed Surveyor and Mapper.
- c. Date prepared: APRIL 27th, 2006.
- d. Prepared for Water and Sewer Department, Miami-Dade County, Florida.
- e. Bearings are based on the assumed meridian of the center line of S.W. 95th Avenue. The intent of this easement description is to encompass the recently installed facilities as shown under Miami-Dade Water and Sewer Department file DW-2005-079.

SURVEYOR'S CERTIFICATE:

I hereby certify: That this "Sketch and Legal Description," was prepared under my direction and is true and correct to the best of my knowledge and belief and further, that said Sketch meets the intent of the "Minimum Technical Standards for Land Surveying in the State of Florida", pursuant to Rule 61G17-6 of the Florida Administrative Code and its implementing Rule, Chapter 472.027 of the Florida Statutes.

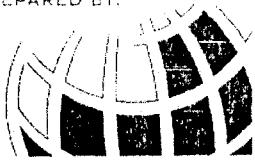
MANUEL FELIPE
PROFESSIONAL LAND SURVEYOR, NO. 4146
STATE OF FLORIDA

Not valid without the signature and original raised seal
of a Florida Licensed Surveyor and Mapper

S-E-3

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SHEETS

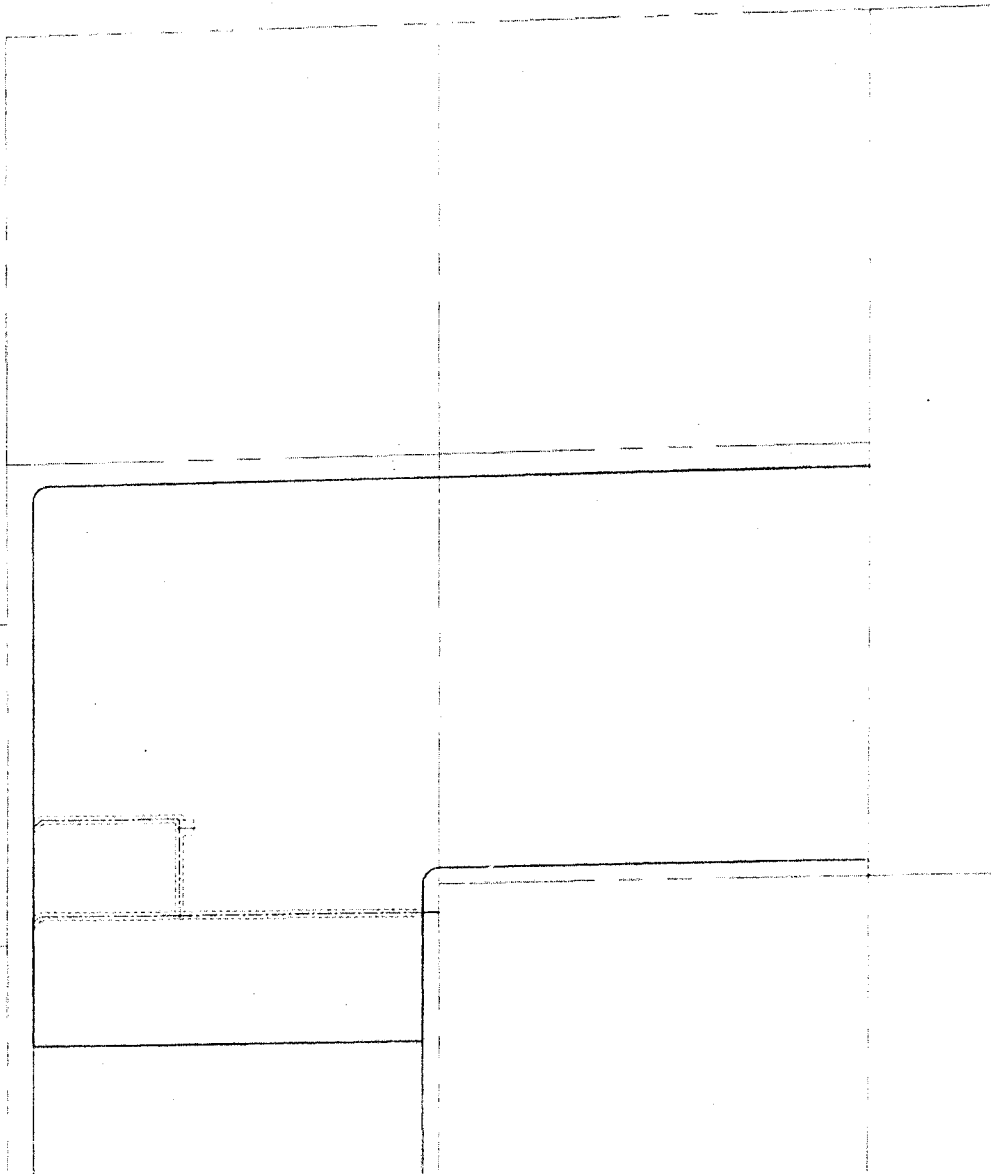


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SKETCH TO ACCOMPANY EASEMENT LEGAL DESCRIPTION MIAMI KILLIAN

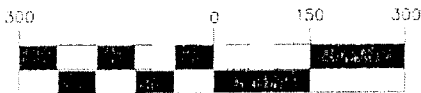
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"EXHIBIT A"



- R/W = RIGHT OF WAY
- C = CENTERLINE
- P.B.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- P.O.T. = POINT OF TERMINATION
- N = NORTH
- S = SOUTH
- E = EAST
- W = WEST
- P.C. = POINT OF CURVATURE
- P.T. = POINT OF TANGENCY
- P.B. = PLAT BOOK
- P.C. = PAGE
- TR = TRACT

GRAPHIC SCALE



(IN FEET)

1 inch = 300 ft.

MANUEL FELIPE
PROFESSIONAL LAND SURVEYOR NO. 4146
STATE OF FLORIDA

SHEET 4

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