

Office of School Facilities
Jaime G. Torrens, Chief Facilities Officer

SUBJECT: AUTHORIZATION TO ENTER INTO A GRANT OF EASEMENT AGREEMENT WITH FLORIDA POWER AND LIGHT COMPANY FOR THE CONSTRUCTION OF STATE SCHOOL "MM-1" (RELIEF FOR JOSE MARTI AND HENRY H. FILER MIDDLE SCHOOLS), LOCATED AT 11690 NW 92 AVENUE, HIALEAH GARDENS

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

LINK TO STRATEGIC PLAN: IMPROVE CONSTRUCTION SERVICES

In order to meet the electrical service requirements associated with the construction of State School "MM-1", Florida Power & Light Company (FP&L) has requested that an easement be granted. The easement runs along the northern, and eastern portions of the site, is 10' wide and irregular in shape. The subject area consists of approximately 4,199 square feet; or .10 acres, more or less. The area is legally described in Exhibit "A", attached hereto.

The Grant of Easement Agreement (Agreement) will be reviewed and approved by the School Board Attorney's Office and the Office of Risk and Benefits Management prior to execution. The Regional Center I Superintendent and the Office of School Facilities recommend approval of the Agreement.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorizes the Chair and Secretary to execute a Grant of Easement Agreement with Florida Power and Light Company for the electrical service requirements associated with the construction of State School "MM-1", as described above.

MM-1 SCHOOL FLORIDA POWER LIGHT EASEMENT LEGAL DESCRIPTION

EASEMENT (F.P.L.)

A STRIP OF LAND 10.00 FEET IN WIDTH, LYING 5.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE, WHICH LIES IN TRACT "20" AND "21" OF "FLORIDA FRUIT LAND COMPANY SUBDIVISION No 1" AS RECORDED IN PLAT BOOK 2 AT PAGE 17 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, LOCATED AT THE NORTHWEST ONE QUARTER (NW1/4) OF SECTION 33, TOWNSHIP 52 SOUTH, RANGE 40 EAST, FLORIDA. COMMENCE AT THE SOUTHEAST CORNER OF SAID TRACT "21", THENCE NORTH 02 DEGREES, 39 MINUTES AND 03 SECONDS WEST ALONG THE EAST LINE OF SAID TRACTS 21 AND 20, ALSO BEING THE EAST LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) AND THE CENTERLINE OF N.W. 92nd AVENUE, A DISTANCE OF 467.33'; THENCE SOUTH 87 DEGREES, 20 MINUTES AND 57 SECONDS WEST, A DISTANCE OF 69.50 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN, AFTER DESCRIBED EASEMENT; THENCE SOUTH 02 DEGREES, 39 MINUTES AND 03 SECONDS EAST, FOR A DISTANCE OF 147.93 FEET; THENCE SOUTH 87 DEGREES, 20 MINUTES AND 57 SECONDS WEST, FOR A DISTANCE OF 238.96 FEET; THENCE NORTH 02 DEGREES, 39 MINUTES AND 03 SECONDS WEST, FOR A DISTANCE OF 33.00 TO THE POINT OF TERMINATION OF THE CENTERLINE OF THE HEREIN DESCRIBED FLORIDA POWER LINE EASEMENT.

THE SIDELINES OF THIS EASEMENT TO BE PROLONGED AND SHORTENED TO AT ANGLE POINTS, TO CREATE A CONTINUOUS EASEMENT.

PREPARED BY:
FERNANDO Z. GATELL PSM
F.R. ALEMAN AND ASSOCIATES, INC
10305 NW 41ST STREET SUITE 200
MIAMI, FLORIDA 33178
LB: 6785



FERNANDO GATELL P.L.S.
CERTIFICATE No. 2821
STATE OF FLORIDA

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

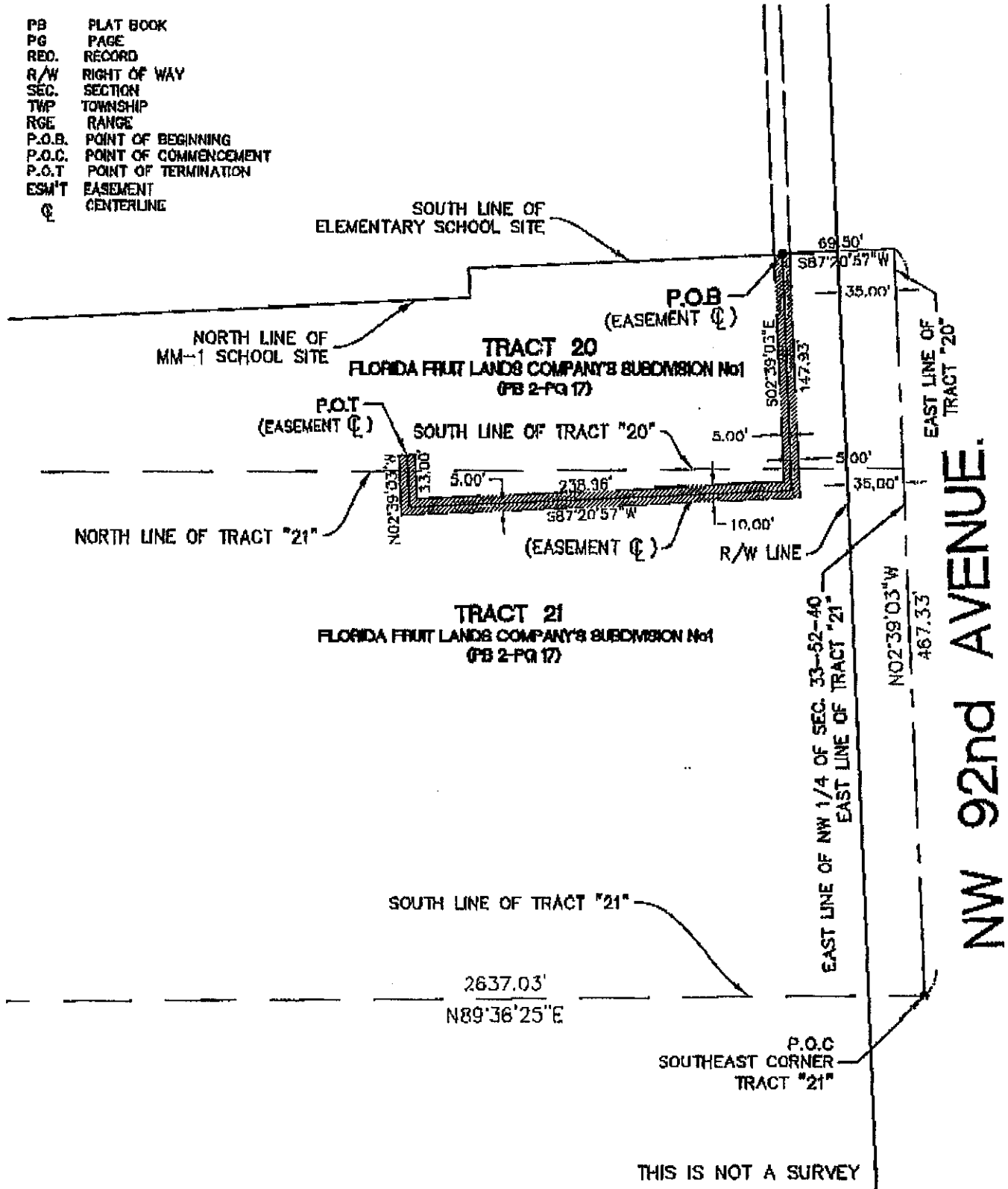
MM-1 SCHOOL FLORIDA POWER LIGHT EASEMENT

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

NOT TO SCALE
SEC 33-TWP 02S, RG 10E

ABBREVIATIONS:

- PB PLAT BOOK
- PG PAGE
- REC. RECORD
- R/W RIGHT OF WAY
- SEC. SECTION
- TWP TOWNSHIP
- RGE RANGE
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- P.O.T. POINT OF TERMINATION
- ESM'T EASEMENT
- Ⓞ CENTERLINE



THIS IS NOT A SURVEY