

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

**SUBJECT: AUTHORIZATION TO GRANT A WATER LINE EASEMENT  
LOCATED AT CENTENNIAL MIDDLE SCHOOL SITE AT 8601  
SW 212 STREET, MIAMI, FLORIDA IN FAVOR OF MIAMI-DADE  
COUNTY  
PROJECT NO. A01131**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

**LINK TO  
STRATEGIC PLAN: IMPROVE CONSTRUCTION SERVICES**

In order to maintain a water line easement constructed to provide adequate fire protection to the Centennial Middle 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 14-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 Centennial Middle School site. Project No. A01131, in favor of Miami-Dade County.

LML

# EASEMENT LEGAL DESCRIPTION

EXHIBIT "A"

## LEGAL DESCRIPTION

### 12' M-D WASAD EASEMENT

A portion of the North  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 10, Township 56 South, Range 40 East, Miami-Dade County, Florida, the centerline of a 12.00 foot utility easement more particularly described as follows:

Commence at the Southwest Corner of the North  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of said Section 10; thence run N88°57'49"E along the South Line of the North  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of said Section 10 for a distance of 105.00 feet to a point; thence run N01°00'00"W for a distance of 43.00 feet to a point at the North Right of Way Line of S.W. 212th Street; thence run N01°00'00"W along the East Right of Way Line of S.W. 87th Avenue for a distance of 549.68 feet to the Point of Beginning of the centerline of said 12.00 foot utility easement; thence run N88°45'07"E for a distance of 145.44 feet to a point; thence run N87°53'44"E for a distance of 60.05 feet to point A; thence continue N87°53'44"E for a distance of 7.00 feet to the Point of Termination of the centerline of said 12.00 foot utility easement;

and

Begin at the above mentioned Point A; thence run N02°06'16"W for a distance of 12.75 feet to The Point of Termination of the centerline of said 12.00 foot utility easement.

JOB.No.: 380-06  
F.B. No.: Env.  
DRAWN BY: J.R.A

**FLORIDA INTERNATIONAL  
LAND SURVEYORS, INC.**  
8300 NW, 53rd. Street, Suite 300-A  
MIAMI, FLORIDA 33166  
PH.305-468-9650 FAX: 305-468-9670

DATE: 6-06-06  
REVISION:

I HEREBY CERTIFY: That the attached "SKETCH TO ACCOMPANY A LEGAL DESCRIPTION" of the above described property is correct to the best of my knowledge and belief as recently surveyed under my direction, and meets the intent of the Minimum Technical Standards set forth by the Florida Board of Professional Land Surveyors and Mappers in Chapter 61G17-6, Florida Administrative Code, pursuant to Section 472.027 of Florida Statutes

### SURVEYOR S NOTES:

This is not Land Survey.


Easement lines are to be lengthened or shortened as necessary to maintain a continuous 12.00 foot wide easement on the aforementioned centerline.

Bearings, if any, shown hereon are based upon an assumed value of N01°00'00"W for the centerline Sw 87th. Avenue, as shown in the Plat of "CENTENNIAL SECTION THREE" recorded in Plat Book 138, Page 28 of Public Recordss Miami-Dade County, Florida.

Not valid unless sealed with an embossed surveyor's seal.

The centerline of the easement is approximately coincident with the centerline of the water line, shown on the As Built Survey.

FLORIDA INTERNATIONAL LAND SURVEYORS, INC.

BY:   
VICENTE A. TOME  
Reg. Land Surveyor No. 3103  
State of Florida

# SKETCH TO ACCOMPANY EASEMENT LEGAL DESCRIPTION

EXHIBIT "A"

SCALE 1" = 60

