

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

**SUBJECT: AUTHORIZATION TO EXECUTE A GRANT OF EASEMENT AGREEMENT WITH FLORIDA POWER AND LIGHT COMPANY FOR THE ELECTRICAL SERVICE REQUIREMENTS ASSOCIATED WITH THE CONSTRUCTION OF A NEW CAFETORIUM AT NORTH HIALEAH ELEMENTARY SCHOOL, LOCATED AT 4251 EAST 5 AVENUE, HIALEAH**

**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 a new cafetorium at North Hialeah Elementary School, Florida Power & Light Company (FP&L) has requested that an easement be granted. The easement runs along the western portion of the site, is approximately 10' wide and irregular in shape. The subject area consists of approximately 1,094 square feet, or 0.03 acres, more or less. The area is legally described in Exhibit "A", attached hereto.

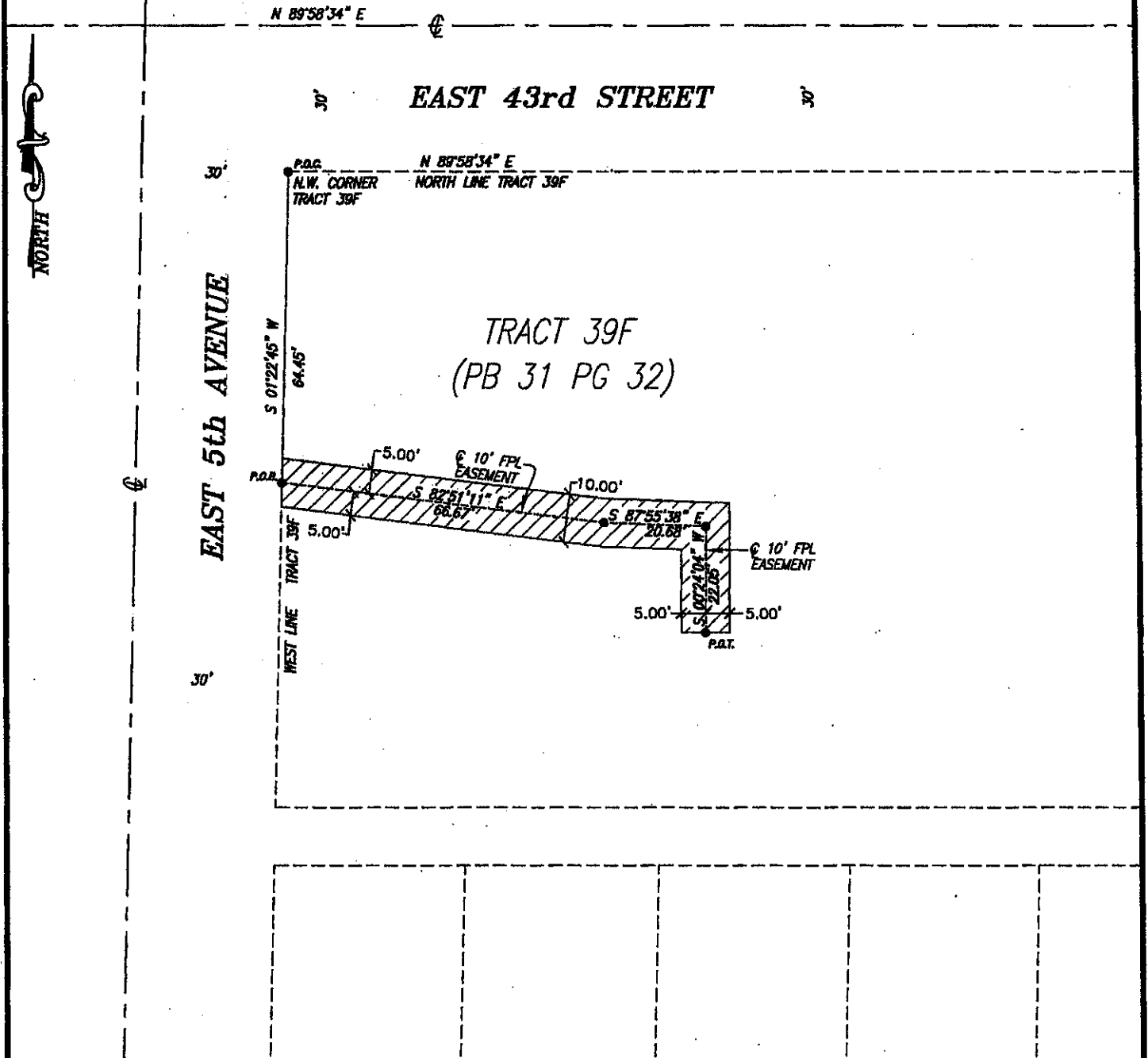
The Grant of Easement Agreement (Agreement) will be reviewed and approved by the School Board Attorney's Office and the Office of Risk and Benefits Management prior to execution. The Principal, North Central Regional Center Superintendent and the Office of School Facilities recommend approval of the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

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, authorize 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 a new cafetorium at North Hialeah Elementary School, as described above.

RL:

# SKETCH TO ACCOMPANY LEGAL DESCRIPTION

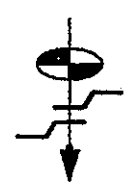
## 10' FLORIDA POWER AND LIGHT CO. EASEMENT



- LEGEND:**
- DENOTES CENTER LINE
  - DENOTES PLAT BOOK
  - DENOTES PAGE
  - DENOTES POINT OF BEGINNING
  - DENOTES POINT OF COMMENCEMENT
  - DENOTES POINT OF TERMINATION



SHEET 1 OF 2 SHEETS



*Schwabke-Shiskin & Associates, Inc.*  
 LAND SURVEYORS—ENGINEERS—LAND PLANNERS — 3240 CORPORATE WAY—MIRAMAR, FL 33025  
 PHONE No. (954) 435-7010 FAX No. (954) 435-3288  
 ORDER NO. 195294  
 DATE: 03/27/2008  
 THIS IS NOT A "BOUNDARY SURVEY"  
 CERTIFICATE OF AUTHORIZATION No. LB-87

PREPARED UNDER MY SUPERVISION:  
  
 MARK STEVEN JOHNSON, SEC./TREASURER  
 FLORIDA PROFESSIONAL LAND SURVEYOR No. 4775

REVISIONS

# LEGAL DESCRIPTION TO ACCOMPANY SKETCH

## 10' FLORIDA POWER AND LIGHT CO. EASEMENT

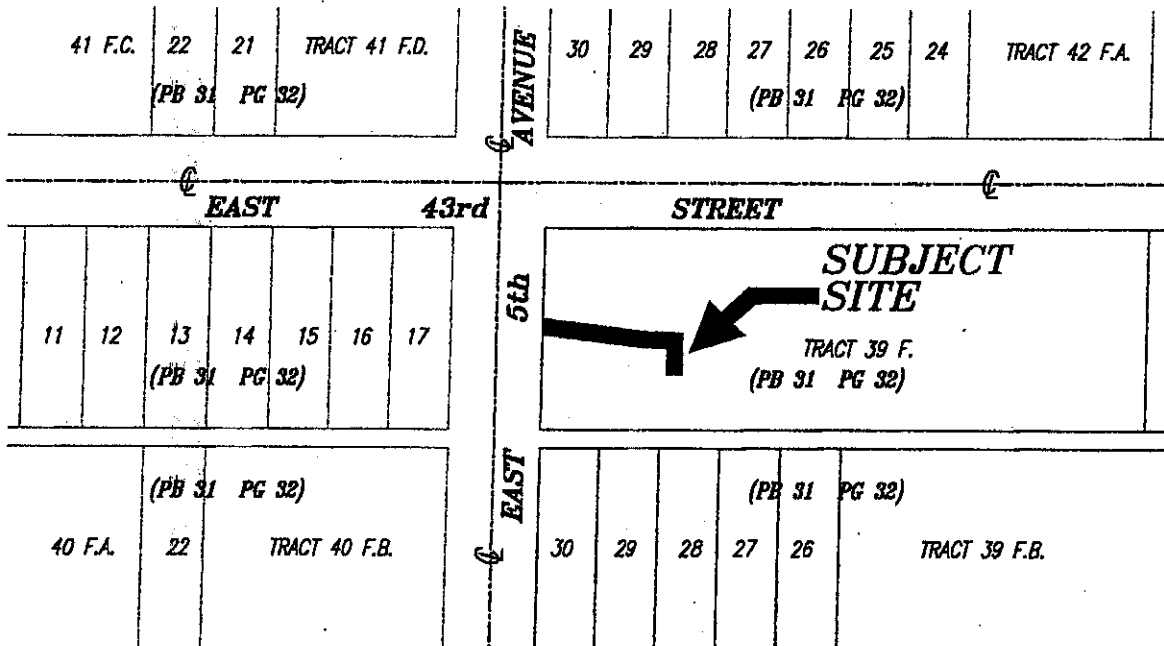
A PORTION OF TRACT 39F, "REVISED PLAT OF THE REVISED PLAT OF THE SIXTEENTH ADDITION TO THE CITY OF HIALEAH", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 31 AT PAGE 32 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA. SAID PORTION BEING CONTINUOUS 10 FOOT WIDE A STRIP OF LAND, LYING 5 FEET ON EACH SIDE OF AND PARALLEL WITH THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCE AT THE N.W. CORNER OF SAID TRACT 39F; THENCE SOUTH 01 DEGREES 22 MINUTES 45 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT 39F FOR 64.45 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 82 DEGREES 51 MINUTES 11 SECONDS EAST FOR 66.67 FEET; THENCE SOUTH 87 DEGREES 55 MINUTES 38 SECONDS EAST FOR 20.68 FEET; THENCE SOUTH 00 DEGREES 24 MINUTES 04 SECONDS WEST FOR 22.05 FEET TO THE POINT OF TERMININATION.

LYING AND BEING IN SECTION 05, TOWNSHIP 53 SOUTH, RANGE 41 EAST, CITY OF HIALEAH, MIAMI-DADE COUNTY, FLORIDA.

**NOTES:**

- 1) BEARINGS SHOWN HEREON REFER TO AN ASSUMED BEARING OF N 89°58'34" E ALONG THE NORTH LINE OF TRACT 39F, "REVISED PLAT OF THE REVISED PLAT OF THE SIXTEENTH ADDITION TO THE CITY OF HIALEAH", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 31 AT PAGE 32 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA
- 2) ORDERED BY: **BCA CONSTRUCTION**
- 3) AUTHENTIC COPIES OF THIS SKETCH AND LEGAL DESCRIPTION MUST BEAR THE EMBOSSED SEAL OF THE ATTESTING PROFESSIONAL LAND SURVEYOR.
- 4) PROPERTY AS SHOWN HEREON CONTAINS 1,094 SQUARE FEET, MORE OR LESS.
- 5) EASEMENT SIDELINES AT THE POINT OF BEGINNING SHOULD BE LENGTHENED OR SHORTENED, SO AS TO INTERSECT THE RIGHT OF WAY OF EAST 5th AVENUE.
- 6) EASEMENT SIDELINES SHOULD BE LENGTHENED OR SHORTENED, SO AS TO FORM A CONTINUOUS 10 FOOT WIDE STRIP OF LAND.



SCALE: 1" = 120'

SHEET 2 OF 2 SHEETS



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