

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

SUBJECT: AUTHORIZATION FOR THE CHAIR AND SECRETARY TO EXECUTE THE DOCUMENTS NECESSARY TO CONVEY A WATER LINE AT MIAMI CENTRAL SENIOR HIGH SCHOOL, LOCATED AT 1781 NW 95 STREET, IN FAVOR OF AND TO MIAMI-DADE COUNTY, AS WELL AS A GRANT OF EASEMENT AGREEMENT FOR SAME PROJECT NO. A0101302

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

LINK TO STRATEGIC FRAMEWORK: FINANCIAL EFFICIENCY/STABILITY

As part of the partial replacement, remodeling and renovation at Miami Central Senior High School, a water line was installed to serve this facility. In order to maintain the water line, Miami-Dade County has requested conveyance of the line, as well as a Grant of Easement Agreement from the District. The 12-foot wide easement will cover the area of the water line installation, as more specifically described in Exhibit "A", attached hereto.

All required documents will be reviewed and approved by the School Board Attorney's Office prior to execution. The Office of School Facilities recommends approval of the documents.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the Chair and Secretary to execute the documents necessary to convey a water line at Miami Central Senior High School, located at 1781 NW 95 Street, in favor of and to Miami-Dade County, as well as a Grant of Easement Agreement for same, as described above (Project No. A0101302).

LML

EXHIBIT "A"

SKETCH AND DESCRIPTION 12' WATER EASEMENT

PORTIONS OF THE NORTHEAST 1/4 OF SECTION 3,
TOWNSHIP 53 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA
DW-2009-011

FOLIO No.: 30-3103-000-0020

LEGAL DESCRIPTION: EASEMENT NO. 1

PORTIONS OF THE NORTHEAST ONE QUARTER (NE 1/4) OF SECTION 3, TOWNSHIP 53 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHEAST ONE QUARTER (NE 1/4) OF SECTION 3; THENCE SOUTH 87°49'12" WEST, ALONG THE SOUTH LINE OF SAID NORTHEAST ONE QUARTER (NE 1/4), A DISTANCE OF 40.00 FEET; THENCE NORTH 02°12'23" WEST, ALONG THE WEST RIGHT-OF-WAY LINE OF NW 17th AVENUE AND IT'S SOUTHERLY EXTENSION, A DISTANCE OF 437.69 FEET TO POINT OF BEGINNING "A"; THENCE SOUTH 88°06'48" WEST, A DISTANCE OF 547.85 FEET; THENCE SOUTH 41°28'52" WEST, A DISTANCE OF 14.21 FEET; THENCE SOUTH 87°47'25" WEST, A DISTANCE OF 23.12 FEET; SOUTH 43°45'10" WEST, A DISTANCE OF 2.96 FEET; THENCE SOUTH 87°47'32" WEST, A DISTANCE OF 9.96 FEET; THENCE SOUTH 02°10'48" EAST, A DISTANCE OF 37.37 FEET; THENCE SOUTH 87°49'12" WEST, A DISTANCE OF 16.45 FEET; THENCE NORTH 02°10'48" WEST, A DISTANCE OF 37.37 FEET; THENCE SOUTH 87°49'12" WEST, A DISTANCE OF 4.94 FEET; THENCE NORTH 02°12'28" WEST, A DISTANCE OF 24.52 FEET; THENCE NORTH 47°04'09" EAST, A DISTANCE OF 15.60 FEET; THENCE NORTH 02°10'50" WEST, A DISTANCE OF 202.75 FEET; THENCE NORTH 87°49'10" EAST, A DISTANCE OF 12.00 FEET; THENCE SOUTH 02°10'50" EAST, A DISTANCE OF 19.99 FEET; THENCE NORTH 87°49'05" EAST, A DISTANCE OF 7.46 FEET; THENCE SOUTH 02°10'50" EAST, A DISTANCE OF 12.00 FEET; THENCE SOUTH 87°49'05" WEST, A DISTANCE OF 7.46 FEET; THENCE SOUTH 02°10'50" EAST, A DISTANCE OF 176.26 FEET; THENCE SOUTH 47°04'09" WEST, A DISTANCE OF 15.59 FEET; THENCE SOUTH 02°12'28" EAST, A DISTANCE OF 4.97 FEET; THENCE NORTH 87°47'25" EAST, A DISTANCE OF 21.36 FEET; THENCE NORTH 02°12'25" EAST, A DISTANCE OF 6.10 FEET; THENCE NORTH 02°12'35" WEST, A DISTANCE OF 10.58 FEET; THENCE NORTH 87°47'32" EAST, A DISTANCE OF 12.00 FEET; THENCE SOUTH 02°12'35" EAST, A DISTANCE OF 10.58 FEET; THENCE NORTH 87°47'25" EAST, A DISTANCE OF 6.10 FEET; THENCE NORTH 41°28'52" EAST, A DISTANCE OF 14.25 FEET; THENCE NORTH 88°06'48" EAST, A DISTANCE OF 552.96 FEET; THENCE SOUTH 02°12'23" EAST, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 10.58 FEET TO POINT OF BEGINNING "A". SAID LANDS CONTAINING 11,055.7 SQUARE FEET, MORE OR LESS.

TOGETHER WITH:

(DESCRIPTION OF EASEMENT NO.2 CONTINUED ON SHEET 2 OF 2)

LEGEND:

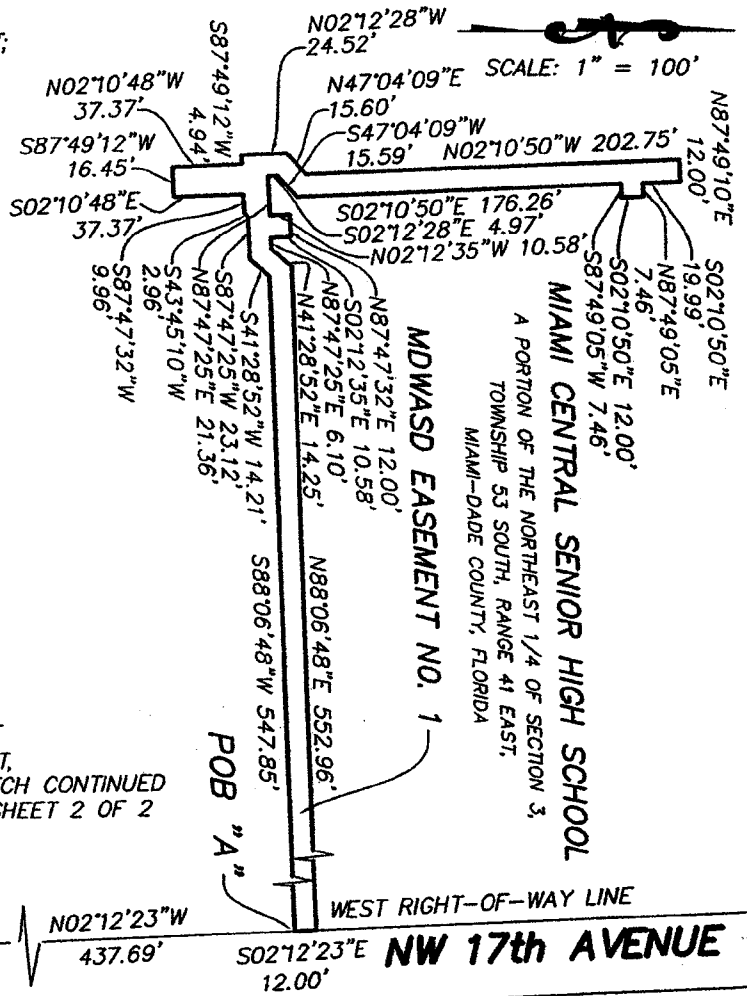
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- MDWASD = MIAMI-DADE WATER AND SEWER DEPARTMENT

SHEET 1 OF 2

SKETCH CONTINUED ON SHEET 2 OF 2

POC
SE CORNER
OF NE 1/4
SEC 3-53-41

NW 95th
STREET
587'49'12"W
40.00'



PROJECT No.: 11248

Radius

PROFESSIONAL SURVEYOR & MAPPER, LLC
1001 SW 15TH AVENUE
BOCA RATON, FL 33486
(561) 244-5153 (561)961-4066
LICENSED BUSINESS No. LB7733

REVISION	DWN	DATE	FB/Pg.	CKD
SKETCH & DESCRIPTION	MRM	1-20-12		MDK
REVISE SKETCH & DESCRIPTION	MK	8-6-12		MDK

SKETCH AND DESCRIPTION

12' WATER EASEMENT

PORTIONS OF THE NORTHEAST 1/4 OF SECTION 3,
TOWNSHIP 53 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA

DW-2009-011

FOLIO No.: 30-3103-000-0020

LEGAL DESCRIPTION: EASEMENT NO. 2

(CONTINUED FROM SHEET 1 OF 2)

COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHEAST ONE QUARTER (NE 1/4) OF SECTION 3; THENCE SOUTH 87°49'12" WEST, ALONG THE SOUTH LINE OF SAID NORTHEAST ONE QUARTER (NE 1/4), A DISTANCE OF 1318.83 FEET; THENCE NORTH 02°06'50" WEST, ALONG THE EAST RIGHT-OF-WAY LINE OF NW 19th AVENUE AND ITS SOUTHERLY EXTENSION, A DISTANCE OF 352.38 FEET TO POINT OF BEGINNING "B"; THENCE CONTINUE ALONG SAID EAST RIGHT-OF-WAY LINE, NORTH 02°06'50" WEST, A DISTANCE OF 12.00 FEET; THENCE NORTH 87°49'13" EAST, A DISTANCE OF 168.97 FEET; THENCE NORTH 02°10'48" WEST, A DISTANCE OF 8.40 FEET; THENCE NORTH 88°07'55" EAST, A DISTANCE OF 30.00 FEET; THENCE SOUTH 02°10'48" EAST, A DISTANCE OF 20.30 FEET; THENCE SOUTH 87°49'13" WEST, A DISTANCE OF 198.97 FEET TO POINT OF BEGINNING "B". SAID LANDS CONTAINING 2,639.3 SQUARE FEET, MORE OR LESS.

SCALE: 1" = 100'

POB "B"

NW 19th AVENUE

MDWASD EASEMENT NO. 2

MIAMI CENTRAL SENIOR HIGH SCHOOL
A PORTION OF THE NORTHEAST 1/4 OF SECTION 3, TOWNSHIP 53 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA

NW 95th STREET

S87°49'12"W 1318.83' SOUTH LINE OF THE NE 1/4

POC
SE CORNER OF NE 1/4 SEC 3-53-41

SURVEYOR'S NOTES:

1. NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR & MAPPER.
2. BEARINGS SHOWN HEREON ARE RELATIVE TO THE SOUTH LINE OF THE NE 1/4 OF SECTION 3, T 53 S, R 41 E, ASSUMED BEARING S87°49'12"W
3. THIS IS NOT A LAND SURVEY.

LEGEND:

- POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
MDWASD = MIAMI-DADE WATER AND SEWER DEPARTMENT

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS "SKETCH AND DESCRIPTION" IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS SKETCH MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17.051 THROUGH 5J-17.052, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472-027, FLORIDA STATUTES.

DATE: 11-29-12 BY: *[Signature]*

MICHAEL D. KLIMKIEWICZ
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION No. LS6611

SHEET 2 OF 2

PROJECT No.: 11248

Radius

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