

December 19, 2003

Business Operations
J.E. Surash, P.E., Chief Business Officer

**SUBJECT: GRANT OF EASEMENT AGREEMENT IN FAVOR OF THE
FLORIDA POWER AND LIGHT COMPANY, AT LAMAR LOUISE
CURRY MIDDLE SCHOOL, LOCATED AT 4700 S.W. 157
AVENUE, MIAMI, FLORIDA**

COMMITTEE: FACILITIES MANAGEMENT

As a result of constructing Lamar Louise Curry Middle School (School), it will be necessary to grant a 10' wide easement to the Florida Power and Light Company (FPL), to provide electrical service to the School (see location map).

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 School Principal and ACCESS Center 5 Superintendent recommend approval of the Agreement. The Office of Capital Improvement Projects, the Department of Safety, Hazards and Environmental Management, and Maintenance Operations also concur with the proposed location of the easement.

The area of the easement is legally described as follows:

A 10 foot strip of land being a portion of Tract 33, "SUBDIVISION OF LANDS OF THE MIAMI EVERGLADE LAND CO. LTD. IN DADE COUNTY, FLORIDA", according to the plat thereof, as recorded in Plat Book 2, Page 3, of the Public Records of Miami-Dade County, Florida, lying and being in the S.E. ¼ of Section 20, Township 54 South, Range 39 East, Miami-Dade County, Florida, said 10 foot wide easement lying 5 feet on each side of the following described centerline:

Commence at the Southeast corner of Section 20, Township 54 South, Range 39 East, Miami-Dade County, Florida; thence $N02^{\circ}15'34''W$, along the East line of the S.E. ¼ of said Section 20, also being the center line of S.W. 157th Avenue, for a distance of 1981.93 feet; thence $S87^{\circ}44'26''W$ for a distance of 40.00 feet to a point of intersection with the Proposed West Right-of-Way line of S.W. 157th Avenue, said point also being the Northeast corner of Lot 9, Block 1 of WONDERLY ESTATES SECTION ONE, according to the plat thereof, as recorded in Plat Book 153 at Page 81, of the Public Records of Miami-Dade County, Florida; thence $N02^{\circ}15'34''W$ along a line 40.00 feet West and parallel with the East line of the S.E. ¼ of said Section 20, also being the proposed West Right-of-Way line of S.W. 157th Avenue, for a distance of 172.00 feet to the Point of Beginning of the centerline of the 10 foot wide strip of land, the side lines to be shortened or prolonged to meet at angle points; thence $N87^{\circ}47'59''W$ along said centerline for a distance of 309.18 feet to a point of a curvature of a circular curve

concave to the Northeast; thence Northwesterly Northerly and Northeasterly along said curve having a radius of 10.00 feet, a central angle of 85°32'16" for an arc distance of 14.93 feet to a point of tangency; thence N02°15'43"W for a distance 26.39 feet to a point of Termination.

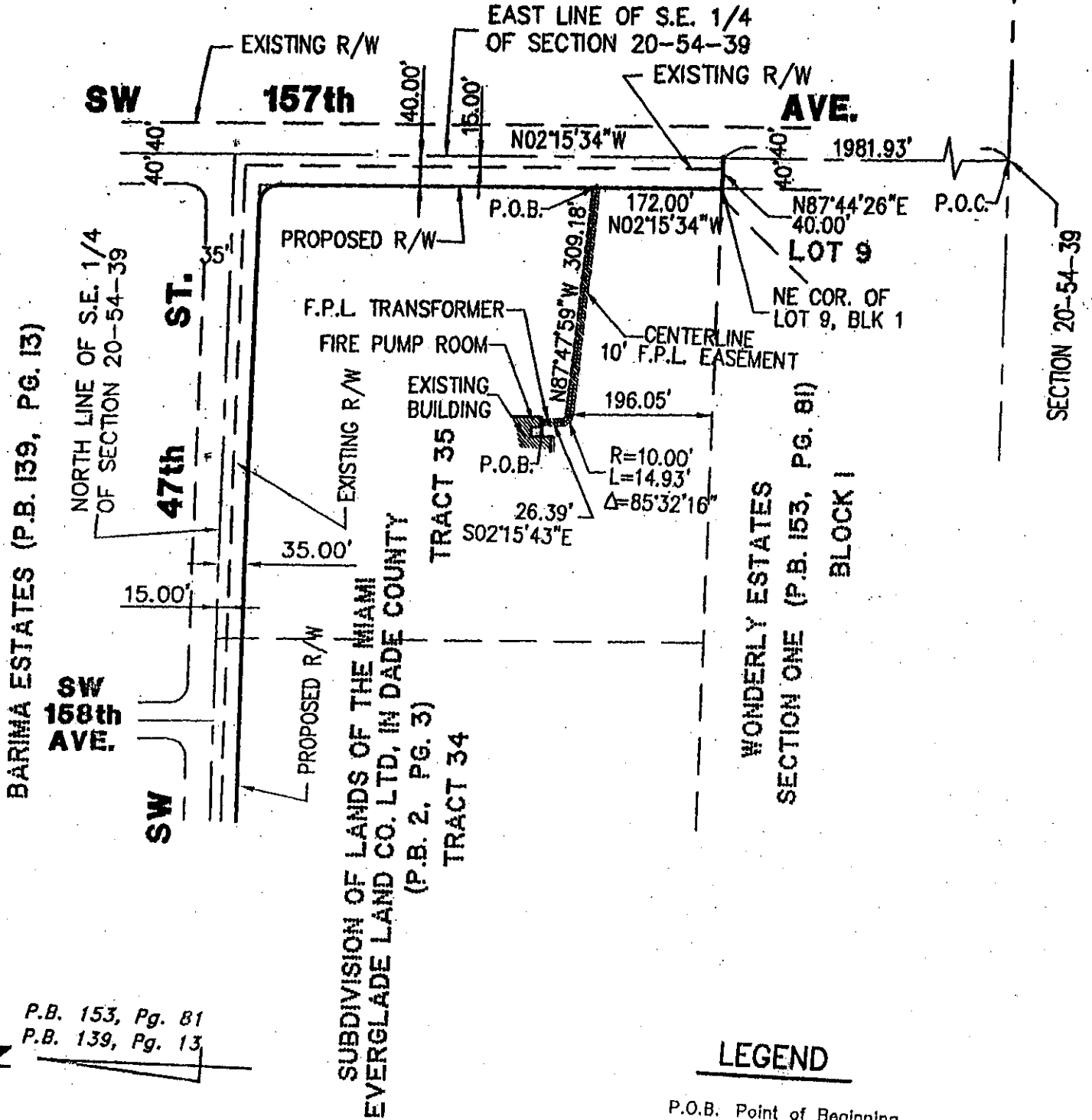
Said strip of land lying and being in Miami-Dade County, Florida and containing 3,505 square feet or 0.08 acres more or less.

RECOMMENDED:

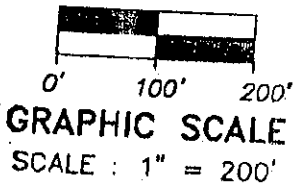
That The School Board of Miami-Dade County, Florida, authorize the Chair and Secretary to execute a Grant of Easement Agreement in favor of the Florida Power and Light Company, as described above, at Lamar Louis Curry Middle School.

ORM:rr

LOCATION MAP



P.B. 153, Pg. 81
 P.B. 139, Pg. 13



LEGEND

- P.O.B. Point of Beginning
- P.O.C. Point of Commence
- P.B. Plat Book
- PG. Page
- SEC. Section
- TWP. Township
- RGE. Range
- CL Centerline
- R/W Right-of-Way
- COR Corner