

December 19, 2003

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

**SUBJECT: DEDICATION OF BOARD-OWNED LAND TO MIAMI-DADE COUNTY FOR RIGHT-OF-WAY ADJACENT TO LAMAR LOUISE CURRY MIDDLE SCHOOL (STATE SCHOOL "VV1"), LOCATED AT 4700 S.W. 157 AVENUE, MIAMI, FLORIDA**

**COMMITTEE: FACILITIES MANAGEMENT**

The District is constructing Lamar Louise Curry Middle School (State School "VV1"), located at 4700 S.W. 157 Avenue. Miami-Dade County (County) has requested that the District dedicate portions of the Board-owned property for right-of-way improvement purposes for S.W. 157<sup>th</sup> Avenue and S.W. 47<sup>th</sup> Street (see location map).

The land to be dedicated to the County is legally described as:

A parcel of land being a portion of Tracts 33, 34, and 35 of "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 and more particularly described in Exhibit "A".

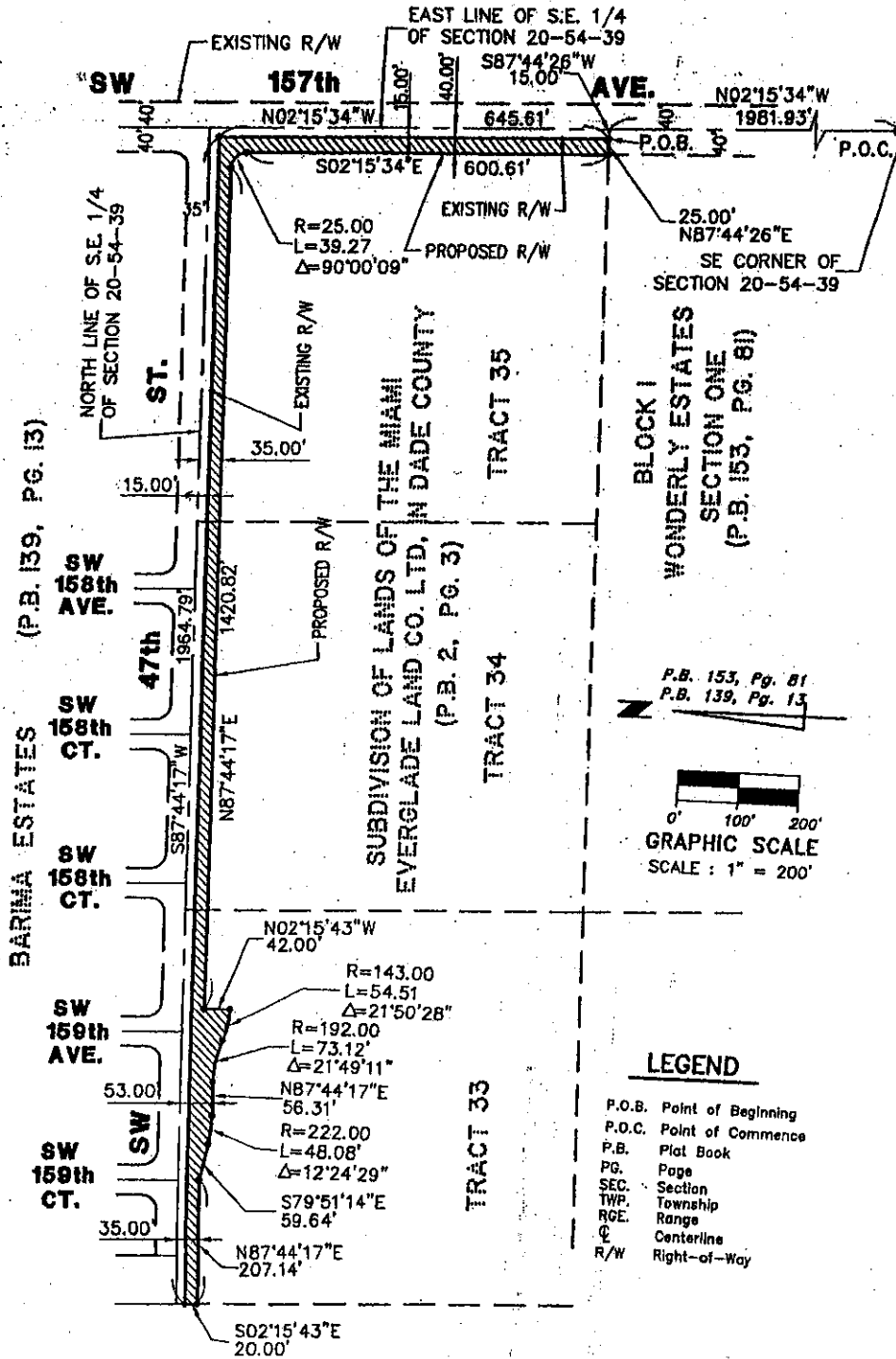
Totaling 60,896 square feet or 1.40 acres, more or less.

The right-of-way document will be reviewed and approved by the School Board Attorney's Office and the Office of Risk and Benefits Management prior to execution. The Superintendent for Access Center V recommends approval of this dedication. The Department of Safety, Environment and Hazards Management and Maintenance Operations are in agreement with the proposed dedication of right-of-way.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, authorize the Chair and Secretary to execute the necessary documents to dedicate Board-owned land to Miami-Dade County for right-of-way adjacent to Lamar Louise Curry Middle School, as described above.

IR:rr

# LOCATION MAP



## EXHIBIT "A"

### LEGAL DESCRIPTION:

Commence at the Southeast corner of Section 20, Township 54 South, Range 39 East, Miami-Dade County, Florida; thence N02°15' 34"W, along the East line of the S.E. 1/4 of said Section 20 also being the center line of S.W. 157th Avenue, for a distance of 1981.93 feet; thence S87°44' 26"W for a distance of 15.00 feet to a point of intersection with the existing West Right-of-Way of S.W. 157th Avenue also being the Point of Beginning of the hereinafter described parcel of land; thence N02°15' 34"W along the existing West Right-of-Way of S.W. 157th Avenue, for a distance of 645.61 feet to a point of intersection with the existing South Right-of-Way of S.W. 47th Street; thence S87°44' 17"W, for a distance 1964.79 feet; thence S02°15' 43"E for a distance of 20.00 feet to a point; thence N87°44' 17"E along a line 35.00 feet South and parallel with the North line of the S.E. 1/4 of said Section 20, for a distance of 207.14 feet; thence S79°51' 14"E for a distance of 59.64 feet to a point of curvature of a circular curve concave to the North; thence Easterly along said curve having a radius of 222.00 feet, a central angle of 12°24' 29" for an arc distance of 48.08 feet to a point of tangency; thence N87°44' 17"E, along a line 53.00 feet South and parallel with the North line of the S.E. 1/4 of said Section 20, for a distance of 56.31 feet to a point of curvature of a circular curve concave to the South; thence Easterly along said curve having a radius of 192.00 feet, a central angle of 21°49' 11" for an arc distance of 73.12 feet to a point of reverse curvature of a curve concave to the North; thence Easterly along said curve having a radius of 143.00 feet, a central angle of 21°50' 28" for an arc distance of 54.51 feet; thence N02°15' 43"W for a distance of 42.00 feet; thence N87°44' 17"E along a line 35.00 feet South and parallel with the North line of the S.E. 1/4 of said Section 20, for a distance of 1420.82 feet to a point of curvature of a circular curve concave to the Southwest; thence Easterly, Southeasterly and Southerly along said curve having a radius of 25.00 feet, a central angle of 90°00' 09" for an arc distance of 39.27 feet to a point of tangency; thence S02°15' 34"E, along a line 40.00 feet West and parallel with the East line of the S.E. 1/4 of said Section 20, for a distance of 600.61 feet; thence N87°44' 26"E for a distance of 25.00 feet to the Point of Beginning.

Said land lying and being in Miami-Dade County, Florida and containing 60,896 square feet or 1.40 acres more or less.