

Facilities Planning and Construction  
Paul J. Phillips, Chief Facilities Officer

**SUBJECT: GRANT OF EASEMENT TO FLORIDA POWER AND LIGHT COMPANY  
AT THE PONCE DE LEON MIDDLE SCHOOL SITE**

As a result of the construction of a new building at Ponce de Leon Middle School, Florida Power and Light Company (FP&L), has been asked to provide electrical service to the new building. FP&L has requested that an easement area be granted to provide this new service. The proposed easement will be located at the northwest section of the school site (see attached location map).

The said easement area is legally described as:

A utility easement for Florida Power and Light Company facilities lying within a portion of block 269 of the revised plat of Coral Gables Section, part 9 according to the plat thereof as recorded in Plat Book 28, Page 29 of the Public Records of Miami-Dade County, Florida, being more particularly described as follows:

Commence at the point of tangency of a circular curve at the most westerly corner of said block 269, said curve being concaved to the east having a radius of 20.00 feet, an arc length of 31.42 feet and a central angle of 90°00'00"; thence S39°40'38"E for 273.90 feet along the Southwesterly line of said block 269 to the point of beginning of the hereinafter described easement, being 10.00 feet wide and lying 5.00 feet on each side of the following described center line; thence N13°39'52"E for 48.25 feet; thence N24°05'11"E for 60.11 feet; thence N06°23'43"W for 34.82 feet; thence N39°50'01"E for 17.31 feet; thence N50°25'26"E for 110.21 feet; thence S39°52'49"E for 93.83 feet to the point of termination.

The sidelines of this easement may be lengthened or shortened as required in order to maintain a contiguous strip of land along the route described and as graphically depicted on the geometric sketch.

All lying and being in section 30, Township 54 S, Range 41 E, City of Coral Gables, Miami-Dade County, Florida.

The grant of easement document has been reviewed by the School Board Attorney's Office and the Office of Risk and Benefits Management. The principal of Ponce de Leon Middle School and the Region Superintendent for Region IV recommend approval of the grant of easement. The Office of Capital Improvement Projects, the Department of Safety, Environment and Hazards Management, and Relocatables and Special Projects are in agreement with the proposed grant of easement.

**RECOMMENDED:**

That The School Board of Miami-Dade County, Florida, authorize the Chair and the Secretary to execute a grant of easement agreement with Florida Power and Light Company, as described above, at Ponce de Leon Middle School.

JEM:slr

# LOCATION MAP

