

Office of Superintendent of Schools
Board Meeting of July 11, 2007

July 9, 2007

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

SUBJECT: AUTHORIZATION TO GRANT A WATER LINE EASEMENT
LOCATED AT THE SOUTH DADE MIDDLE SCHOOL
(FORMERLY STATE SCHOOL SS-1, RELIEF FOR AVOCADO
AND REDONDO ELEMENTARY AND REDLAND AND
HOMESTEAD MIDDLE SCHOOLS) SCHOOL SITE AT 19415 SW
292 STREET, HOMESTEAD, FLORIDA IN FAVOR OF THE CITY
OF HOMESTEAD
PROJECT NO. A01029

REVIS D

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

**LINK TO
STRATEGIC PLAN:** IMPROVE CONSTRUCTION SERVICES

In order to maintain a water line easement constructed to provide adequate fire protection and water services to the State School SS-1 School site, the City of Homestead, Florida has requested that a water line easement be granted by the District.

The 12-foot wide water line easement described will cover the area of the water line installations at the 19.9 acre school site. This area is legally described in Exhibit "A", attached hereto.

The Grant of Easement will be reviewed and approved by the School Board's Attorneys Office prior to execution. In addition, the proposed easement has been reviewed and recommended by the Office of School Facilities. Public utility facilities constructed on Board-owned property will be conveyed, with appropriate easements, to the City of Homestead for future maintenance and operations.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the execution of the water line easement at the South Dade Middle School (formerly State School SS-1, Relief for Avocado and Redondo Elementary and Redland and Homestead Middle Schools) School site, Project No. A01029, in favor of the City of Homestead, Florida.

REVIS D

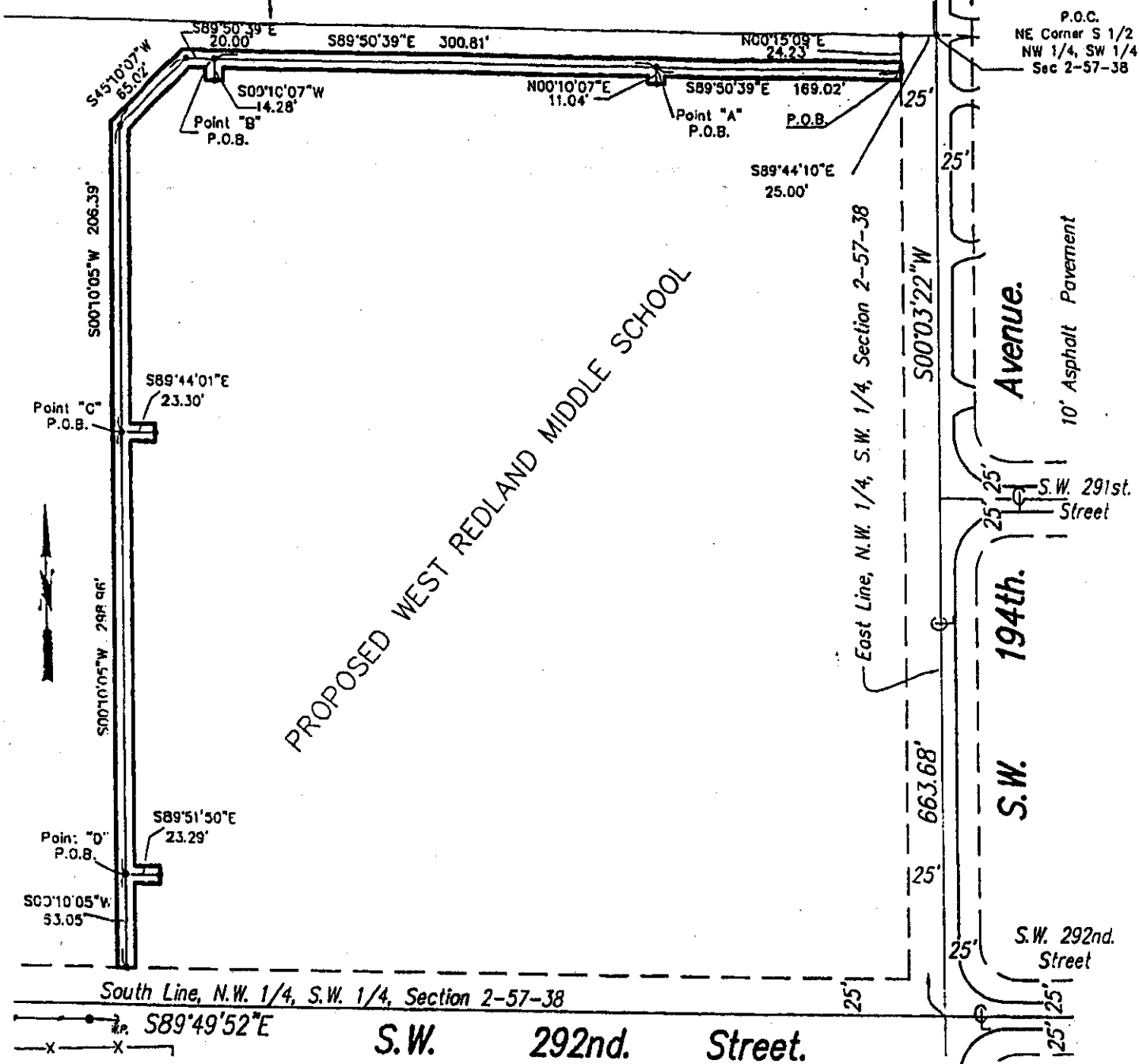
LML

REVISED
F - 21

Scale: 1"=100'

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

North Line, South 1/2, N.W. 1/4, S.W. 1/4, Section 2-57-38



P.O.C.
NE Corner S 1/2
NW 1/4, SW 1/4
Sec 2-57-38

NOTE:

Bearings shown hereon relate to a bearing (N00°03'22"E) along the East line NW 1/4, SW 1/4 Section 2-57-38
See Sheet 2 for Legal Description.
Prepared For: B.C.A.

File: x:\proj\sd025738\ss1 middle school site\engineering & building layout\6-06-08\dwg\123-18.ss

Schwebke-Shiskin & Associates, Inc. (LB-87)
LAND SURVEYORS • ENGINEERS • LAND-PLANNERS OF SOILS

3240 CORPORATE WAY, MIRAMAR, FLORIDA 33025 • DADE: (305) 652-7010 • BROWARD: (954) 387-7010 FAX: (305) 652-8284
11941 S.W. 144th. STREET MIAMI, FLORIDA 33186 • TEL: (305) 233-9210 FAX: (305) 251-1183

THIS IS NOT A "LAND SURVEY".
SHEET 1 OF 2 SHEET(S)

ORDER NO.: 444805
DATE: 5-22-2007
F.B.: N.A.

PREPARED UNDER MY SUPERVISION:

[Signature]
JOSE L. SANJEL ASSISTANT VICE PRES.
FLORIDA PROF. LAND SURVEYOR NO. 5636

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LEGAL DESCRIPTION

12.00 FOOT WIDE WATERLINE EASEMENT

A portion of the South 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 2, Township 57 South, Range 38 East, Miami Dade County Florida, being more particularly described as follows:

Commence at the Northeast corner of the South 1/2 of the Northwest 1/4 of the Southwest 1/4 of said Section 2, Township 57 South, Range 38 East, thence run N89°44'10"W along the North line of the South 1/2 of the Northwest 1/4 of the Southwest 1/4 of said Section 2, Township 57 South, Range 38 East, for a distance of 25.00 feet to a point; thence run S00°15'09"W for a distance of 24.23 feet to a point that is 25.00 feet West and parallel to the East line of the Northwest 1/4, of the Southwest 1/4 of said Section 2, Township 57 South, Range 38 East, to the Point of Beginning of a strip of land twelve feet wide, lying 6.00 feet on each side of and contiguous with the following described centerlines; thence run N89°50'39"W for a distance of 169.02 feet to a point to be hereinafter referred to as, Point "A" thence continue N89°50'39"W for a distance of 300.81 feet to a point to be hereinafter referred to as, Point "B", thence continue N89°50'39"W for a distance of 20.00 feet; thence run S45°10'07"W for a distance of 65.02 feet to point; thence run S00°10'05"W for a distance of 206.39 feet to point to be hereinafter referred to as, Point "C", thence continue S00°10'05"W for a distance of 298.96 feet to a point to be hereinafter referred to as, Point "D", thence continue S00°10'05"W for a distance of 63.05 feet to a point which is 25 feet North of the South line of the Northwest 1/4, of the Southwest 1/4 of Section 2, Township 57 South, Range 38 East, and said point also being the Point of Termination.

TOGETHER WITH:

Begin at the aforementioned Point "A" thence run S00°10'07"W for a distance of 11.04 feet to the Point of Termination.

ALSO TOGETHER WITH:

Begin at the aforementioned Point "B" thence run S00°10'07"W for a distance of 14.28 feet to the Point of Termination.

ALSO TOGETHER WITH:

Begin at the aforementioned Point "C" thence run S89°44'01"E for a distance of 23.30 feet to the Point of Termination.


ALSO TOGETHER WITH:

Begin at the aforementioned Point "D" thence run S89°51'50"E for a distance of 23.29 feet to the Point of Termination.

See sheet 2 of 2 Sheets for Sketch to Accompany Legal Description.

NOTE:
Bearings shown hereon relate to a bearing (N00°03'22"E) along the East line NW 1/4, SW 1/4 Section 2-57-38
See Sheet 1 for Survey Sketch.
Prepared For: B.C.A.

File:x:\proj:sd025738 ss1 middle school site\engineering & building layout\6-06-06\dwg\123-18 ss1

 **Schwebke-Shiskin & Associates, Inc.** (LB-87)
LAND SURVEYORS • ENGINEERS • LAND PLANNERS • SOILS
3240 CORPORATE WAY, MIRAMAR, FLORIDA 33025 • DADE:(305)652-7010, BROWARD:(954)435-7010 FAX:(305)652-8284
11941 S.W. 144th. STREET MIAMI, FLORIDA 33186 • TEL:(305) 233-9210 FAX:(305)251-1183

THIS IS NOT A "LAND SURVEY".

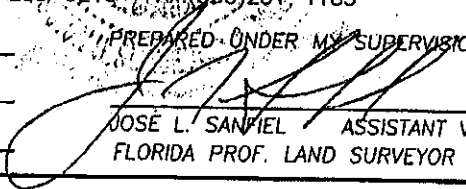
ORDER NO.: 444805

DATE: 5-22-2007

SHEET 2 OF 2 SHEET(S)

F.B.: N.A.

PREPARED UNDER MY SUPERVISION:


JOSE L. SAMIEL ASSISTANT VICE PRES.
FLORIDA PROF. LAND SURVEYOR NO. 5636