

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

SUBJECT: AUTHORIZATION TO EXECUTE A GRANT OF EASEMENT AGREEMENT WITH FLORIDA POWER AND LIGHT COMPANY FOR THE ELECTRICAL SERVICE REQUIREMENTS ASSOCIATED WITH THE CONSTRUCTION OF A MODULAR ADDITION AT SOUTHSIDE ELEMENTARY SCHOOL, LOCATED AT 45 SW 13 STREET, MIAMI

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

LINK TO STRATEGIC PLAN: IMPROVE CONSTRUCTION SERVICES

In order to meet the electrical service requirements associated with the construction of a modular classroom addition at Southside Elementary School (School), Florida Power & Light Company has requested that an easement be granted to feed the new addition and replace the existing service to the School. The easement runs along the northern portion of the site, is 10' wide and includes an approximate 18'x18' vault. The subject area consists of approximately 478 square feet, or .01 acre, more or less. The area is legally described in Exhibit "A", attached hereto.

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 Office of School Facilities recommends approval of the Agreement.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the Chair and Secretary to execute a Grant of Easement Agreement with Florida Power and Light Company for electrical service requirements associated with the construction of a modular classroom addition at Southside Elementary School, as described above.

RL:

F - 10

Exhibit "A"



McLAUGHLIN ENGINEERING COMPANY
LB#285

ENGINEERING * SURVEYING * PLATTING * LAND PLANNING
 400 N.E. 3rd AVENUE FORT LAUDERDALE, FLORIDA
 33301 PHONE (954) 763-7611 * FAX (954) 763-7615

SCALE 1" = 25'

SKETCH AND DESCRIPTION FPL EASEMENT SOUTHSIDE ELEMENTARY SCHOOL

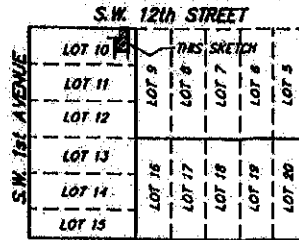
LEGAL DESCRIPTION:

A portion of Lot 10, Block 89, A.L. KNOWLTON PLAT OF MIAMI, according to the plat thereof, as recorded in Plat Book 13, Page 41, of the public records of Miami-Dade County, Florida, more fully described as follows:

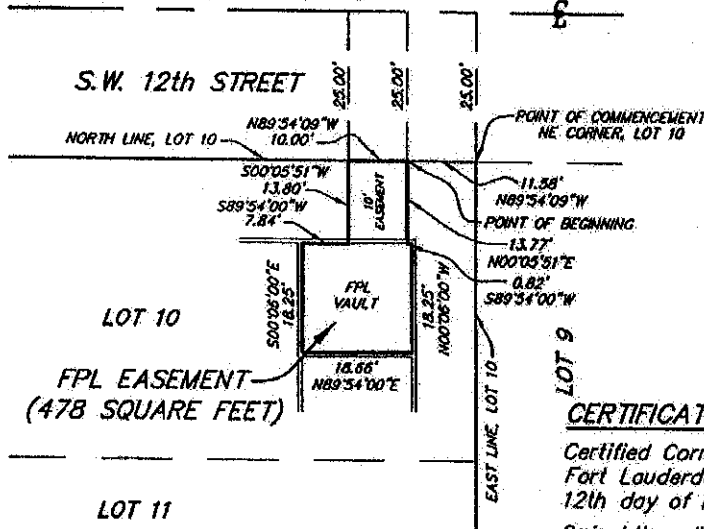
Beginning at the Northeast corner of said Lot 10; thence North 89°34'09" West, on the North line of said Lot 10, a distance of 11.58 feet to the Point of Beginning; thence continuing North 89°34'09" West, on said North line, a distance of 10.00 feet; thence South 00°05'51" West, a distance of 13.80 feet to a point on the interior face of an existing concrete block wall; thence South 89°34'00" West, on the said interior face of an existing concrete block wall a distance of 7.84 feet; thence South 00°06'00" East, on the said interior face of an existing concrete block wall, a distance of 18.25 feet; thence North 89°34'00" East, on the said interior face of an existing concrete block wall, a distance of 18.66 feet; thence North 00°06'00" West, on the said interior face of an existing concrete block wall, a distance of 18.25 feet; thence South 89°34'00" West, on the said interior face of an existing concrete block wall, a distance of 0.82 feet; thence North 00°05'51" East, a distance of 13.77 feet to the Point of Beginning.

The Lower Vertical Limits of said easement being 9.50 (NGVD) and the Upper Vertical Limits of said Easement being 28.58 (NGVD).

Said lands situate, lying and being in the City of Miami, Miami-Dade County, Florida and containing 478 square feet or 0.0110 acres more or less.



S.W. 12th STREET
 S.W. 13th STREET
 SITE LAYOUT
 NOT TO SCALE



CERTIFICATION

Certified Correct, Dated at Fort Lauderdale, Florida this 12th day of March, 2009.
 Revised Upper limits this 23rd day of March, 2009.

McLAUGHLIN ENGINEERING COMPANY

Carl E. Albrektsen
 CARL E. ALBREKTSEN
 Registered Land Surveyor No. 4185
 State of Florida.

NOTES:

- 1) This sketch reflects all easements and rights-of-way, as shown on above referenced record plat(s). The subject property was not abstracted for other easements road reservations or rights-of-way of record by McLaughlin Engineering Company.
- 2) Legal description prepared by McLaughlin Engineering Co.
- 3) This drawing is not valid unless sealed with an embossed surveyors seal.
- 4) THIS IS NOT A BOUNDARY SURVEY.
- 5) Bearings shown assume the North line of said Lot 10, as North 89°34'09" West.