

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

**SUBJECT: AUTHORIZATION TO DEDICATE LAND TO MIAMI-DADE COUNTY FOR RIGHT-OF-WAY PURPOSES, ADJACENT TO DR. MANUEL C. BARREIRO ELEMENTARY SCHOOL, LOCATED AT 5125 SW 162 AVENUE**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

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

The District recently completed construction of Dr. Manuel C. Barreiro Elementary School (School), located at 5125 SW 162 Avenue, and the facility opened for the 2008-09 school year. As part of the project, Miami-Dade County (County) has requested that the District dedicate a portion of the Board-owned site for use as public right-of-way.

The area to be dedicated totals approximately 36,612 square feet, or .84 acres, more or less, and is more fully described in Exhibit "A", attached hereto.

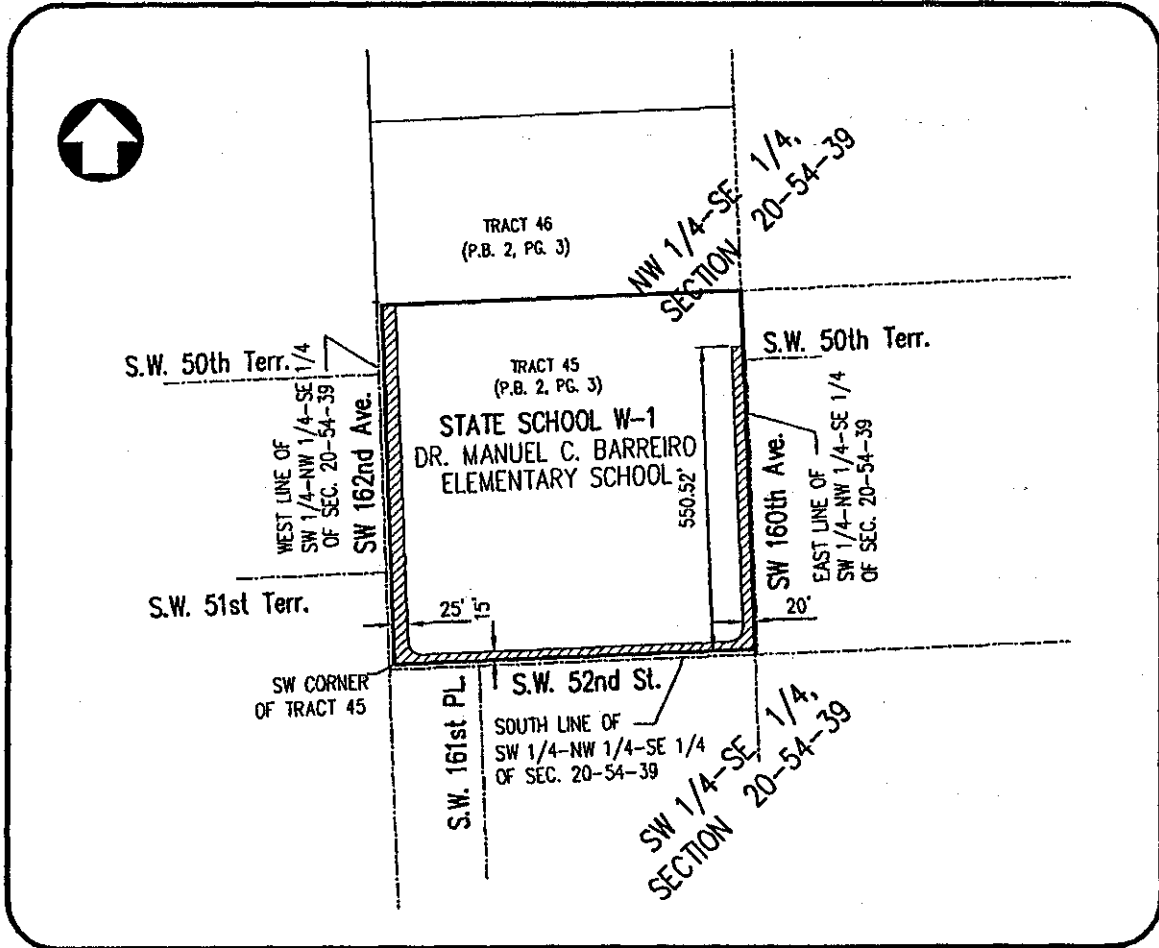
The right-of-way document will be reviewed by the School Board Attorney's Office and the Office of Risk and Benefits Management prior to execution. The School Principal, South Central Regional Center Superintendent, and the Office of School Facilities all recommend the proposed right-of-way dedication.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, authorize the Chair and Secretary to execute the necessary documents to dedicate land to Miami-Dade County for right-of-way purposes, adjacent to Dr. Manuel C. Barreiro Elementary School, located at 5125 SW 162 Avenue.

RL

**F - 7**

EXHIBIT A



NOTICE:

Not full and complete without Pages 2 through 4  
Page 1 of 4

EXHIBIT "A-1"  
LOCATION SKETCH  
NOT TO SCALE  
-THIS IS NOT A SURVEY-

RIGHT OF WAY DEDICATION  
"DR. MANUEL C. BARREIRO ELEMENATRY SCHOOL",  
STATE SCHOOL W-1 5125 S.W. 162nd AVENUE, MIAMI, FLORIDA  
Folio # 30-4920-001-0420  
MIAMI-DADE COUNTY  
Section 20, Township 54 South, Range 39 East  
Date: March 18, 2009

**LEGAL DESCRIPTION :**

*That portion of Tract 45, of MIAMI EVERGLADE LAND CO. LTD, SUBDIVISION, in Section 20, Township 54 South, Range 39 East, according to the Plat thereof as recorded in Plat Book 2, at Page 3 of the Public Records of Miami-Dade County, Florida, dedicated for right-of-way purposes, more particularly described as follows:*

*The East 25 feet of the West 35 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of Section 20, Township 54 South, Range 39 East, of the Public Records of Miami-Dade County, Florida.*

AND

*The West 20 feet of the East 25 feet of the South 550.52 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of Section 20, Township 54 South, Range 39 East, of the Public Records of Miami-Dade County, Florida.*

AND

*The North 15 feet of the South 25 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of Section 20, Township 54 South, Range 39 East, of the Public Records of Miami-Dade County, Florida.*

AND

*The area bounded by the East line of the West 35 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of said Section 20, and bounded by the North line of the South 25 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of said Section 20, and bounded by a 25 foot radius arc concave to the Northeast, said arc being tangent to both of the last described lines.*

AND

*The area bounded by the West line of the East 25 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of said Section 20, and bounded by the North line of the South 25 feet of the SW 1/4 of the NW 1/4 of the SE 1/4 of said Section 20, and bounded by a 25 foot radius arc concave to the Northwest, said arc being tangent to both of the last described lines.*

*Containing 36,612 Square Feet or 0.84 Acres more or less by calculations.*

**NOTICE:**

Not full and complete without Pages 1, 3 & 4

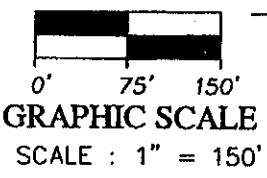
Page 2 of 4

**EXHIBIT "A-1"  
LEGAL DESCRIPTION**

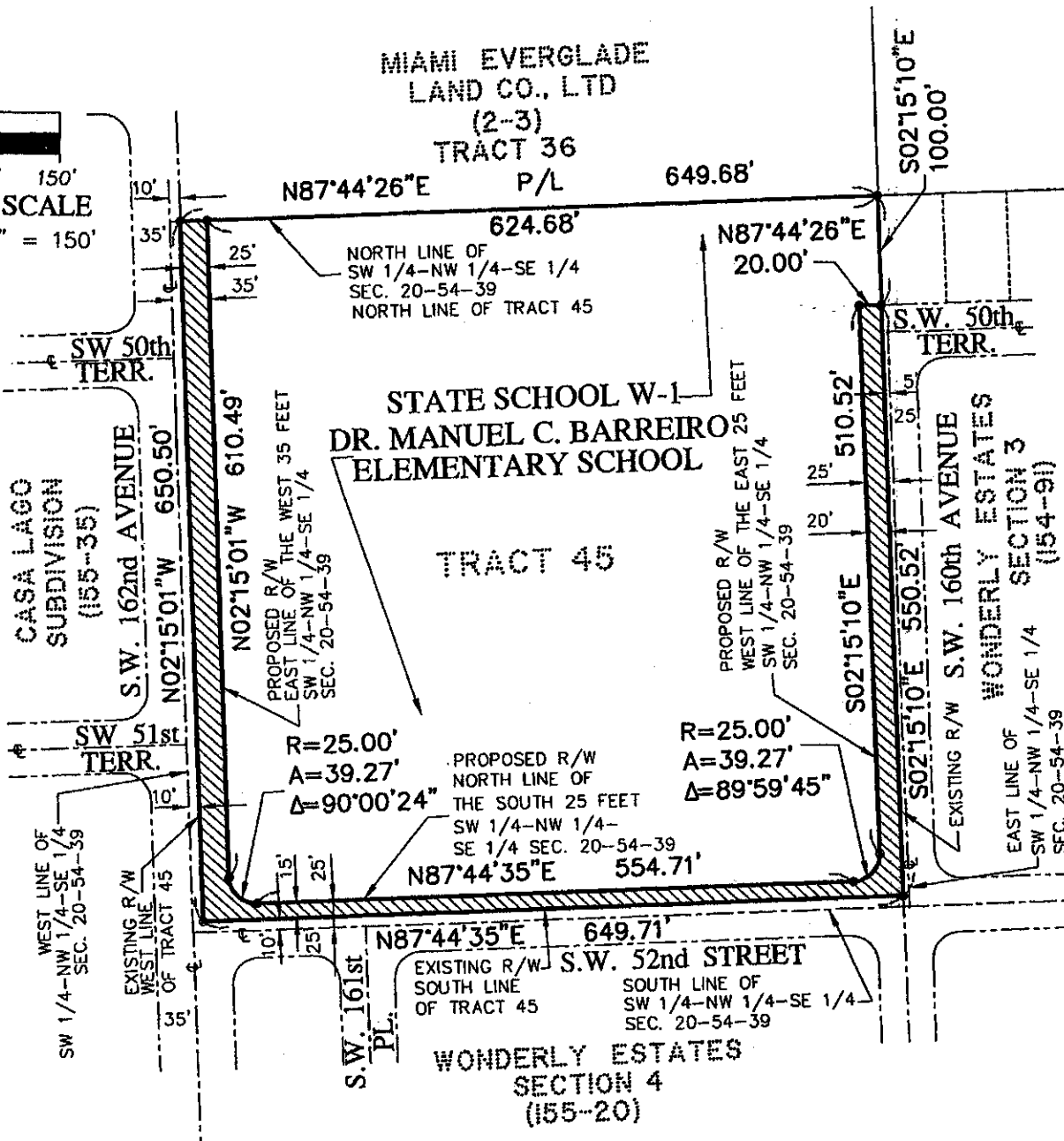
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**RIGHT OF WAY DEDICATION**  
**"DR. MANUEL C. BARREIRO ELEMENATRY SCHOOL",**  
**STATE SCHOOL W-1 5125 S.W. 162nd AVENUE, MIAMI, FLORIDA**  
Folio # 30-4920-001-0420  
**MIAMI-DADE COUNTY**  
Section 20, Township 54 South, Range 39 East  
Date: March 18, 2009

P.B. 155, PG. 35



MIAMI EVERGLADE  
LAND CO., LTD  
(2-3)  
TRACT 36



**LEGEND**

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

**NOTICE:**  
Not full and complete without Pages 1, 2 & 4

**EXHIBIT "A-1"**  
**SKETCH**  
SCALE: 1" = 150'  
**-THIS IS NOT A SURVEY-**

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"DR. MANUEL C. BARREIRO ELEMENATRY SCHOOL",  
STATE SCHOOL W-1 5125 S.W. 162nd AVENUE, MIAMI, FLORIDA  
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MIAMI-DADE COUNTY  
Section 20, Township 54 South, Range 39 East  
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**SOURCES OF DATA:**

The Legal Description of the Subject Parcel of Land was generated from information provided by the client. In addition, the following sources of data were used to the extent required to complete this document in a defensible manner. That is to say:

North arrow and Bearings refer to an assumed value of N02°15'01"W, along the centerline of S.W. 162nd Avenue, as per P.B. 155, Pg. 35, Miami-Dade County, Florida.

**CLIENT INFORMATION:**

This Sketch and Legal Description was prepared at the insistence of:

Miami-Dade County Public School

**LIMITATIONS:**

Since no other information other than what is cited in the Sources of Data was furnished, the Client is hereby advised that there may legal restrictions on the subject property that are not shown on the Sketch that may be found in the Public Records of Miami-Dade County, or any other public and private entities as their jurisdictions may appear. The Surveyor makes no representation as to ownership or possession of the Subject Property by any entity or individual who may appear in public records.

This document does not represent a field boundary survey of the described property, or any part or parcel thereof.

**SURVEYOR'S CERTIFICATE:**

I hereby certify. That this "Sketch to Accompany Legal Description," was prepared under my direction and is true and correct to the best of my knowledge and belief. Further, that said Sketch meets the intent of the "Minimum Technical Standards for Land Surveying in the State of Florida", pursuant to Rule 61G17-6 of the Florida Administrative Code and its implementing Rule, Chapter 472.027 of the Florida Statutes.

**J. BONFILL & ASSOCIATES, INC.**

Florida Certificate of Authorization Number LB3398  
9380 Southwest 72nd Street, Suite 265  
Miami, Florida 33173 Phone: 305.598.8383

By: *J. Bonfill*

**Juan J. Bonfill, P.L.S.**  
Professional Land Surveyor No. 3179  
State of Florida  
March 18, 2009

Project: 08-0090      Job: 09-0075 Sketch & Legal

NOTICE: Not valid without the signature and original raised seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to Survey Maps and Reports by other than the signing party are prohibited without the written consent of the signing party. This document consists of multiple Exhibits and Sheets. Each Sheet as incorporated therein shall not be considered full, valid and complete unless attached to the others. This Notice is required by Rule 61G17-6 of the Florida Administrative Code.

**NOTICE:**  
Not full and complete without Pages 1 through 3  
Page 4 of 4

**EXHIBIT "A-1"  
SURVEYOR'S NOTES**

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