



**MEMORANDUM**

Agenda Item No. 8(O)(1)

**TO:** Honorable Chairman Joe A. Martinez  
and Members, Board of County Commissioners

**DATE:** January 24, 2012

**FROM:** R. A. Cuevas, Jr.  
County Attorney

**SUBJECT:** Resolution authorizing the conveyance of a non-exclusive easement to Florida Power and Light Company for the construction, operation and maintenance of the new metrorail dedicated service and appurtenant equipment, to be installed from time-to-time, on property owned by Miami-Dade County

The accompanying resolution was prepared by the Miami-Dade Transit Department and placed on the agenda at the request of Prime Sponsor Vice Chairwoman Audrey M. Edmonson.

  
\_\_\_\_\_  
R. A. Cuevas, Jr.  
County Attorney

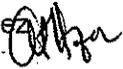
RAC/up

# Memorandum



**Date:** January 24, 2012

**To:** Honorable Chairman Joe A. Martinez  
and Members, Board of County Commissioners

**From:** Carlos A. Gimenez   
Mayor

**Subject:** Resolution Authorizing the Conveyance of a Non-Exclusive Easement to Florida Power and Light Company for the Construction, Operation and Maintenance of the New Metrorail Dedicated Service and Appurtenant Equipment, to be Installed from Time-to-Time on Property Owned by Miami-Dade County, located at 2490 NW 41<sup>st</sup> Street, and in Conjunction with the AirportLink Project

---

## **RECOMMENDATION**

It is recommended that the Board of County Commissioners (Board) approve the attached resolution authorizing conveyance of a Non-Exclusive Easement to Florida Power and Light Company (FPL) for the construction, operation and maintenance of underground cables, underground conduits, and appurtenant equipment, to be installed from time-to-time, on property owned by Miami-Dade County (County), located at 2490 NW 41<sup>st</sup> Street, and in conjunction with the AirportLink Project. This easement is required for the new 13.2 KV feeder distribution cables that provide electrical power to the new Traction Power Substation (TPSS) # 2.

## **SCOPE**

This easement is physically located within Commission District 3.

## **FISCAL IMPACT/FUNDING SOURCE**

There is no fiscal impact to Miami-Dade County for the conveyance of this Easement.

## **TRACK RECORD/MONITOR**

The County has previously granted easements to FPL. The Right of Way, Utilities and Property Management (ROW) Division of Miami-Dade Transit (MDT) will process the easement documents for the execution once the installation work has been completed. The person responsible for administering the task is Froilan I. Baez, Acting Chief of said ROW Division.

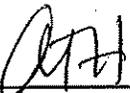
## **DELEGATED AUTHORITY**

In accordance with Section 2-8.3 of the Code of Miami-Dade County related to identifying delegation of Board authority, there are no authorities beyond that specified in the resolution which include authority for the Mayor, or Mayor's designee, to execute and terminate the easement agreement.

## **BACKGROUND**

In 2009, the Board approved Resolution R-1305-09 authorizing the installation of new dedicated electrical service for the three new traction power substations for the AirportLink Project. FPL installed feeder distribution cables from their substations via public roads and then onto County property at the above mentioned location to the new TPSS # 2.

This easement will provide FPL access from a public road to the FPL vault located inside the new substation on said County property. The installation work has been completed according to the project schedule.

  
\_\_\_\_\_  
Deputy Mayor/County Manager



# MEMORANDUM

(Revised)

**TO:** Honorable Chairman Joe A. Martinez  
and Members, Board of County Commissioners

**DATE:** January 24, 2012

**FROM:**   
R. A. Cuevas, Jr.  
County Attorney

**SUBJECT:** Agenda Item No. 8(O) (1)

Please note any items checked.

- "3-Day Rule" for committees applicable if raised
- 6 weeks required between first reading and public hearing
- 4 weeks notification to municipal officials required prior to public hearing
- Decreases revenues or increases expenditures without balancing budget
- Budget required
- Statement of fiscal impact required
- Ordinance creating a new board requires detailed County Manager's report for public hearing
- No committee review
- Applicable legislation requires more than a majority vote (i.e., 2/3's \_\_\_\_, 3/5's \_\_\_\_, unanimous\_\_\_\_) to approve
- Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

Approved \_\_\_\_\_ Mayor  
Veto \_\_\_\_\_  
Override \_\_\_\_\_

Agenda Item No. 8(O)(1)  
1-24-12

RESOLUTION NO. \_\_\_\_\_

RESOLUTION AUTHORIZING THE CONVEYANCE OF A NON-EXCLUSIVE EASEMENT TO FLORIDA POWER AND LIGHT COMPANY FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF THE NEW METRORAIL DEDICATED SERVICE AND APPURTENANT EQUIPMENT, TO BE INSTALLED FROM TIME-TO-TIME, ON PROPERTY OWNED BY MIAMI-DADE COUNTY, LOCATED AT 2490 NW 41ST STREET, IN CONJUNCTION WITH THE AIRPORT LINK PROJECT; AND AUTHORIZING COUNTY MAYOR, OR MAYOR'S DESIGNEE, TO EXECUTE THE EASEMENT INSTRUMENT

**WHEREAS**, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that this Board authorizes the conveyance of a Non-Exclusive Easement to Florida Power and Light Company (FPL) for the construction, operation and maintenance of electrical facilities, as described in the attached FPL easement, in substantially the form attached hereto and made a part hereof; and authorizes the Mayor, or Mayor's designee, to execute said easement for and on behalf of Miami-Dade County and to exercise all provisions therein; and pursuant to Resolution R-974-09, record the instrument of the easement conveyance accepted herein in the Public Records of Miami-Dade County, Florida; and to provide a recorded copy of the instrument to the Clerk of the Board within thirty (30) days of execution of said instrument; and directs the Clerk of the Board to attach and permanently store a recorded copy together with this resolution.

The foregoing resolution was offered by Commissioner  
who moved its adoption. The motion was seconded by Commissioner  
and upon being put to a vote, the vote was as follows:

	Joe A. Martinez, Chairman
	Audrey M. Edmonson, Vice Chairwoman
Bruno A. Barreiro	Lynda Bell
Esteban L. Bovo, Jr.	Jose "Pepe" Diaz
Sally A. Heyman	Barbara J. Jordan
Jean Monestime	Dennis C. Moss
Rebeca Sosa	Sen. Javier D. Souto
Xavier L. Suarez	

The Chairperson thereupon declared the resolution duly passed and adopted this 24<sup>th</sup> day of January, 2012. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF  
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: \_\_\_\_\_  
Deputy Clerk

Approved by County Attorney as  
to form and legal sufficiency.



Bruce Libhaber

Work Request No. 3589056

Sec. 22, Twp 53 S, Rge 41 E

Parcel

I.D. 3040350001052/7N300.26  
(Maintained by County Appraiser)

Form 3722 (Stocked) Rev. 6/11

# UNDERGROUND EASEMENT (BUSINESS)

This Instrument Prepared By

Name: Byron Sample  
Co. Name: Florida Power & Light Company  
Address: 7200 NW 4 ST  
Plantation, FL 33317

pg 1 of 3.

The undersigned, in consideration of the payment of \$1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company, its licensees, agents, successors, and assigns ("FPL"), a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility facilities (including cables, conduits, appurtenant equipment, and appurtenant above ground equipment) to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage, as well as, the size of and remove such facilities or any of them within an easement described as follows:

Reserved for Circuit Court

See Exhibit "A" ("Easement Area")

Together with the right to permit FPL to attach wires to any facilities hereunder and lay cable and conduit within the easement and to operate the same for FPL's communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area; to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the easement area which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area heretofore described, over, along, under and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on \_\_\_\_\_, 20\_\_.

Signed, sealed and delivered in the presence of:

\_\_\_\_\_  
(Witness' Signature)  
Print Name: \_\_\_\_\_  
(Witness)

\_\_\_\_\_  
(Witness' Signature)  
Print Name: \_\_\_\_\_  
(Witness)

Entity Name

By: \_\_\_\_\_

Print Name: \_\_\_\_\_

Print Address: \_\_\_\_\_

STATE OF \_\_\_\_\_ AND COUNTY OF \_\_\_\_\_. The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, by \_\_\_\_\_, the \_\_\_\_\_ of \_\_\_\_\_ a \_\_\_\_\_, who is personally known to me or has produced \_\_\_\_\_ as identification, and who did (did not) take an oath.  
(Type of Identification)

My Commission Expires:

\_\_\_\_\_  
Notary Public, Signature

Print Name \_\_\_\_\_

**SKETCH AND DESCRIPTION**  
**10' FPL EASEMENT**  
 NW 41st STREET AND NW 24th COURT  
 MIAMI-DADE COUNTY, FLORIDA

**LAND DESCRIPTION:**

A portion of the West 1/2 of the Northeast 1/4 of the Southwest 1/4 of Section 22, Township 53 South, Range 41 East, Miami-Dade County, Florida, described as follows.

A strip of land 10 feet in width, being 5.00 feet on each side of the following described centerline:

COMMENCE at the Northeast corner of Lot 11, CHESLEY HIGHLANDS, according to the plat thereof as recorded in Plat Book 26, Page 77 of the Public Records of Miami-Dade County, Florida being the South right-of-way line of N.W. 41st Street; thence N 89°56'50" W along said South right-of-way line of N.W. 41st Street, a distance of 80.35 feet to a point of intersection with the West right-of-way line of N.W. 24th Court; thence S 00°00'00" W along said West right-of-way line of N.W. 24th Court, a distance of 111.18 feet to the POINT OF BEGINNING of said centerline; thence S 17°10'09" W along said centerline a distance of 33.01 feet; thence N 83°02'17" W along said centerline being 5 feet North of and parallel with the North right-of-way line of the Airport Expressway, a distance of 47.71 feet; thence N 00°00'00" E along said centerline a distance of 39.06 feet to the POINT OF TERMINATION also being the south face of an existing FPL vault.

The sidelines of said easement are extended or shortened to meet at angle points and to form a continuous strip of land.

Said lands situate in Miami-Dade County, Florida and containing 1,198 square feet (0.028 acres) more or less.

**SURVEYOR'S REPORT:**

1. Reproductions of this Sketch are not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
2. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
3. The land description shown hereon was prepared by the Surveyor.
4. No underground improvements were located.
5. Bearings and Coordinates shown hereon are assumed based on the centerline of N.W. 41st Street having a bearing of S 89°56'50" E.
6. Abbreviation Legend: C = Centerline; L.B. = Licensed Business; D.C.R.= Miami-Dade County Records; A= Arc distance; PT.= Point; P.S.M. = Professional Surveyor and Mapper; REF.= Reference; Δ =Central Angle; P.O.B.=Point of Beginning; P.O.C.= Point of Commencement; P.O.T.= Point of Termination; R= Radius.

**CERTIFICATION:**

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Minimum Technical Standards set forth in Chapter 5J-17.05, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Date: 08/29/2011

*[Signature]*  
 ALAN M. REYNOLDS, P.S.M.  
 Florida Registration No. 6346  
 AVIROM & ASSOCIATES, INC.  
 L.B. No. 3300

REVISIONS
REMOVE PER COMMENTS - 08/29/2011

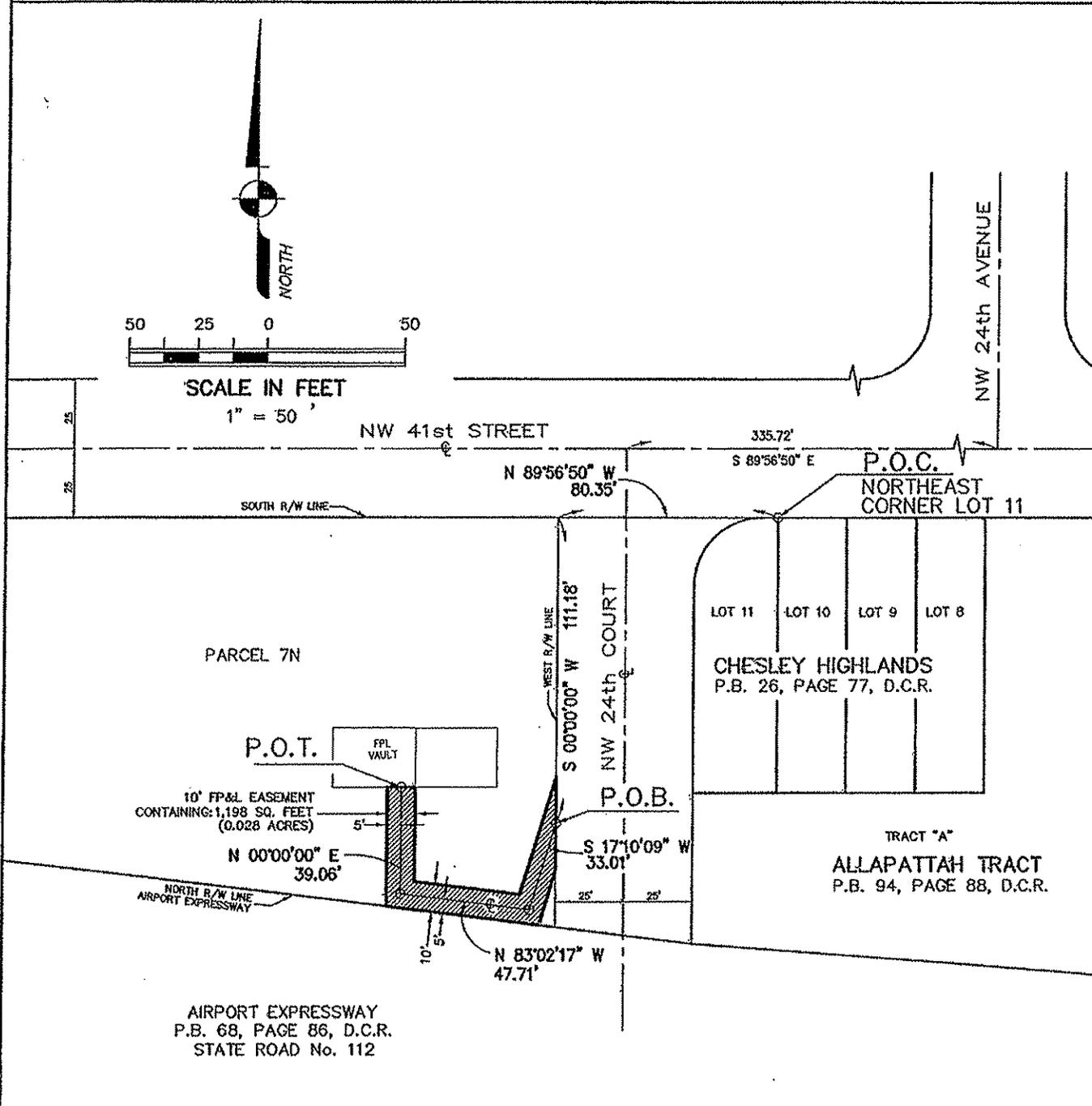
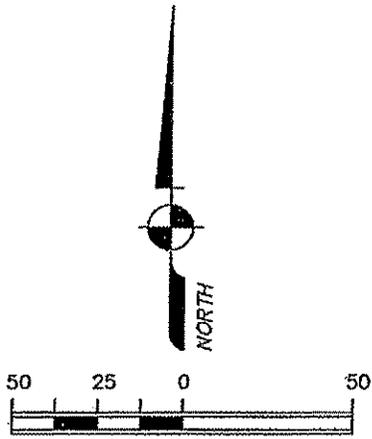


**AVIROM & ASSOCIATES, INC.**  
**SURVEYING & MAPPING**  
 50 S.W. 2ND AVENUE, SUITE 102  
 BOCA RATON, FLORIDA 33432  
 TEL. (561) 392-2594, FAX (561) 394-7126  
 www.AVIROM-SURVEY.com  
©2011 AVIROM & ASSOCIATES, INC. all rights reserved.  
 This sketch is the property of AVIROM & ASSOCIATES, INC.  
 and should not be reproduced or copied without written permission.

JOB #	8852-A
SCALE	1" = 50'
DATE	05/11/2011
BY	AMR
CHECKED	MDA
F.B.	PG.
SHEET	1 OF 2

SKETCH AND DESCRIPTION  
**10' FPL EASEMENT**  
 NW 41st STREET AND NW 24th COURT  
 MIAMI-DADE COUNTY, FLORIDA

SECTION 22, TOWNSHIP 53 S., RANGE 41 E. MIAMI-DADE COUNTY, FLORIDA



REVISIONS
REVISE PER COMMENTS - 08/29/2011



**AVIROM & ASSOCIATES, INC.**  
**SURVEYING & MAPPING**  
 50 S.W. 2ND AVENUE, SUITE 102  
 BOCA RATON, FLORIDA 33432  
 TEL (561) 392-2594, FAX (561) 394-7125  
 www.AVIROM-SURVEY.com  
 ©2011 AVIROM & ASSOCIATES, INC. all rights reserved.  
 This sketch is the property of AVIROM & ASSOCIATES, INC.  
 and should not be reproduced or copied without written permission.

JOB #:	8852-A
SCALE:	1" = 50'
DATE:	05/11/2011
BY:	AMR
CHECKED:	MDA
F.B.	PG. -
SHEET	2 OF 2

8