

# BOARD OF COUNTY COMMISSIONERS



## AGENDA REVIEW SHEET

AGENDA: Easement (Business) in Favor of Florida Power & Light Company for the Relocation of the existing transformer at the Brevard County Health Department on Cedar Street – District 2.

AGENCY: Public Works Department / Land Acquisition

AGENCY CONTACT: Lucy Hamelers, Land Acquisition Supervisor

CONTACT PHONE: 321-350-8336 (58336)

	APPROVE	DISAPPROVE	DATE
LAND ACQUISITION Lucy Hamelers, Supervisor	 _____	_____	<u>5-21-2020</u>
COUNTY ATTORNEY Jad Brewer Assistant County Attorney	 _____	_____	<u>5-21-2020</u>

AGENDA DUE DATE: May 21, 2020 for the May 28, 2020 Board meeting

Work Request No. 9367947 & 927642

## EASEMENT (BUSINESS)

This Instrument Prepared By

Sec.09, Twp 25 S, Rge 36 E

Parcel I.D. 25 3609-00-274  
(Maintained by County Appraiser)

Name: Eileen Blackburn  
Co. Name: Florida Power & Light  
Address: 270 Pioneer Rd.  
Merritt Island, FL 32953

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 affiliates, licensees, agents, successors, and assigns ("FPL"), a non-exclusive easement forever for the construction, operation and maintenance of overhead and underground electric utility facilities (including wires, poles, guys, cables, conduits and appurtenant 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 any other person, firm, or corporation to attach wires to any facilities hereunder and lay cable and conduit within the Easement Area and to operate the same for 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; the right 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)

Brevard County, Florida a political subdivision of the State of Florida

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

Print Name: Bryan Lober, Chair

Print Address: 2725 Judge Fran Jamieson Way

Viera, FL 32940

STATE OF N/A AND COUNTY OF N/A.

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization,

this N/A day of N/A, 20 N/A, by N/A

and N/A who is (are) personally known to me or has (have)

produced N/A as identification.

[Notary Seal]

\_\_\_\_\_  
N/A

Notary Public, Signature

Print Name: N/A

\_\_\_\_\_  
N/A

Title or Rank

\_\_\_\_\_  
N/A

Serial Number, if any

Signature Page of Easement Conveyed to FPL  
Brevard County Emergency Operations Center

GRANTOR: Brevard County, Florida

Attest:

\_\_\_\_\_

Scott Ellis, Clerk of Court

\_\_\_\_\_

Bryan Lober, Chair  
Brevard County Board of County  
Commissioners

As approved by the Board on \_\_\_\_\_  
Agenda Item No. \_\_\_\_\_

# LEGAL DESCRIPTION

Parcel 801  
PARENT PARCEL ID#: 25-36-09-00-274  
PURPOSE: FP&L EASEMENT

# EXHIBIT "A"

SHEET 1 OF 3

NOT VALID WITHOUT SHEETS 2, 3 OF 3

THIS IS NOT A SURVEY

## DESCRIPTION PARCEL 801, FP&L EASEMENT (BY SURVEYOR):

A PARCEL OF LAND BEING A PORTION OF OFFICIAL RECORDS BOOK 0637, PAGE 0527 LESS OFFICIAL RECORDS BOOK 1428, PAGE 0348 PARCEL A OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA AND LYING IN SECTION 9, TOWNSHIP 25 SOUTH, RANGE 36 EAST, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF NORTHWEST 1/4 OF SAID SECTION 9, THENCE N.89°34'22"E., ALONG THE NORTH LINE OF SAID NORTHWEST 1/4, A DISTANCE OF 217.71 FEET TO THE EAST RIGHT-OF-WAY LINE OF CEDAR STREET (A 60.00 FOOT RIGHT-OF-WAY); THENCE S.00°39'24"W., ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 990.00 FEET TO THE SOUTHWEST CORNER OF OFFICIAL RECORDS BOOK 262, PAGE 595 OF SAID PUBLIC RECORDS; THENCE CONTINUE S.00°39'24"W., ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 156.62 FEET; THENCE S.89°20'36"E., A DISTANCE OF 135.46 FEET TO THE POINT-OF-BEGINNING; THENCE S.55°50'25"E., A DISTANCE OF 59.60 FEET; THENCE N.89°52'50"E., A DISTANCE OF 20.59 FEET; THENCE S.00°53'38"W., A DISTANCE OF 65.81 FEET; THENCE N.89°06'22"W., A DISTANCE OF 10.00 FEET; THENCE N.00°53'38"E., PARALLEL WITH AND 10.00 FEET WEST, BY RIGHT ANGLE MEASURE OF THE THIRD COURSE OF THIS DESCRIPTION, A DISTANCE OF 52.30 FEET; THENCE N.89°08'17"W., A DISTANCE OF 8.77 FEET; THENCE N.55°50'25"W., PARALLEL WITH AND 10.00 FEET SOUTH, BY RIGHT ANGLE MEASURE OF THE FIRST COURSE OF THIS DESCRIPTION, A DISTANCE OF 68.33 FEET; THENCE N.34°09'35"E., A DISTANCE OF 10.00 FEET TO THE POINT-OF-BEGINNING.

CONTAINING 0.03 ACRES (1,425 SQUARE FEET) AND BEING SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAYS OF RECORD

## NOTES:

- 1.) SEE SHEET 2 OF 3 FOR SKETCH OF DESCRIPTION.
- 2.) SEE SHEET 3 OF 3 FOR LEGEND, ADDITIONAL NOTES AND ADDITIONAL REVISIONS, IF ANY.

## CERTIFICATE:

I HEREBY CERTIFY THAT THE SKETCH AND DESCRIPTION SHOWN HEREON IS AS DIRECTED BY THE BREVARD COUNTY SURVEY DEPARTMENT AND THAT IT MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

PREPARED FOR AND CERTIFIED TO:  
**FLORIDA POWER & LIGHT**  
**BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS**

JOSEPH BARRY CABANISS, P.L.S.	DATE
FLORIDA SURVEYOR'S CERTIFICATE NO.:	4524
BUSSEN-MAYER ENGINEERING CERTIFICATE NO.:	3535
NOT VALID UNLESS SIGNED AND SEALED	

PREPARED BY:



**Bussen-Mayer Engineering Group**

100 PARNELL STREET • MERRITT ISLAND, FLORIDA 32953  
PH. NO.: (321) 453-0010 FAX NO.: (321) 454-6885



DRAWN BY: JWS

CHECKED BY: JBC

PROJECT NO. 403805

REVISIONS

DATE

DESCRIPTION

DATE: 2020-03-19

DRAWING:  
403805-SK01.DWG

SECTION 9  
TOWNSHIP 25 SOUTH  
RANGE 36 EAST

C:\Dwg\Sur\403805 Brevard EOC - T25S-R36E-S09\403805-sk01.dwg, 5/21/2020 11:20:54 AM, Cad-5

# LEGAL DESCRIPTION

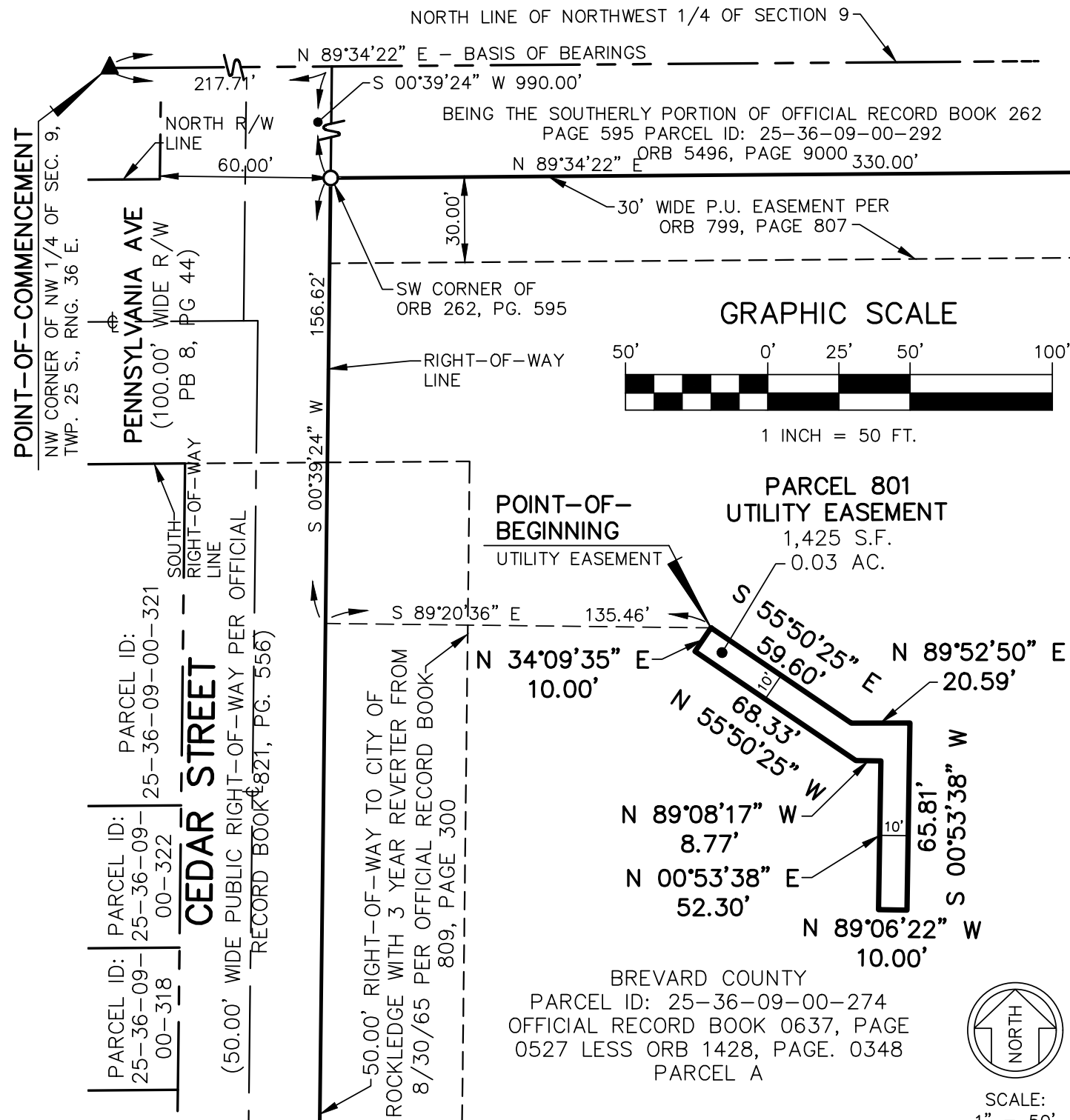
PARCEL 801  
PARENT PARCEL ID#: 25-36-09-00-274  
PURPOSE: FP&L EASEMENT

## EXHIBIT "A"

SHEET 2 OF 3

NOT VALID WITHOUT SHEETS 1, 3 OF 3

THIS IS NOT A SURVEY



### NOTES:

- 1.) SEE SHEET 1 OF 3 FOR LEGAL DESCRIPTION AND CERTIFICATION.
- 2.) SEE SHEET 3 OF 3 FOR LEGEND, ADDITIONAL NOTES AND ADDITIONAL REVISIONS, IF ANY.

PREPARED BY:

**Bussen-Mayer Engineering Group**

100 PARNELL STREET • MERRITT ISLAND, FLORIDA 32953  
PH. NO.: (321) 453-0010 FAX NO.: (321) 454-6885

SCALE:

1"=50'

PROJECT NO.:

403805

SECTION 9

TOWNSHIP 25 SOUTH

RANGE 36 EAST

# LEGAL DESCRIPTION

PARCEL 801  
PARENT PARCEL ID#: 25-36-09-00-274  
PURPOSE: FP&L EASEMENT

## EXHIBIT "A"

SHEET 3 OF 3

NOT VALID WITHOUT SHEETS 1, 2 OF 3

THIS IS NOT A SURVEY

### LEGEND:

B-MEG	BUSSEN-MAYER ENGINEERING GROUP, INC.	⊙	CENTERLINE
ORB	OFFICIAL RECORDS BOOK	TWP.	TOWNSHIP
DB	DEED BOOK	RNG.	RANGE
PG	PAGE	NTS	NOT TO SCALE
PB	PLAT BOOK	R/W	RIGHT-OF-WAY
AKA	ALSO KNOWN AS	SF	SQUARE FEET
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION	AC	ACRES
LS	LAND SURVEYOR	POB	POINT-OF-BEGINNING
GL	GOVERNMENT LOT	POC	POINT-OF-COMMENCEMENT
		—W—	GRAPHICS NOT TO SCALE

### NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF THE NW 1/4 OF SEC. 9, TWP. 25 S., RNG. 36 E., BEING N.89°34'22"E., BASED ON THE STATE PLANE COORDINATE SYSTEM FOR FLORIDA EAST ZONE, NORTH AMERICAN DATUM OF 1983 AS ADJUSTED IN 2009 (NAD'83/'09).
2. THIS IS NOT A BOUNDARY SURVEY.
3. SEE SHEET 1 OF 3 FOR SKETCH OF DESCRIPTION. SEE SHEET 2 OF 3 FOR DESCRIPTION.
4. THREE (3) O&E REPORTS BY NEW REVELATIONS, INC. FILE NUMBERS 18-1112A, 18-1112B AND 18-1112C ALL DATED 2/ 14/ 2018 WERE PROVIDED AND ENCUMBRANCES LISTED ARE AS FOLLOWS:
  1. RIGHT-OF-WAY EASEMENT PER O.R.B. 809, PAGE 300 – DOES NOT ENCUMBER EASEMENT AREA.
  2. RIGHT-OF-WAY EASEMENT PER O.R.B. 821, PAGE 556 – DOES NOT ENCUMBER EASEMENT AREA.
  3. WATER EASEMENT PER O.R.B. 2689, PAGE 2469 – ENCUMBERS SITE – NO DIMENSIONS OR LOCATION GIVEN, NOT SHOWN.
  4. DRAINAGE EASEMENT PER O.R.B. 6555, PAGE 730 – DOES NOT ENCUMBER EASEMENT AREA.
  5. RESOLUTION NO. 12-023 O.R.B. 6555, PAGE 727 – SAME AS NO. 4.
  6. RIGHT-OF-WAY DEED O.R.B. 546, PAGE 1045 – DOES NOT ENCUMBER EASEMENT AREA.
  7. PUBLIC UTILITIES EASEMENT PER O.R.B. 803, PAGE 65 – DOES NOT ENCUMBER EASEMENT AREA.
  8. DRAINAGE EASEMENT PER O.R.B. 6555, PAGE 726 – DOES NOT ENCUMBER EASEMENT AREA.
5. THIS SKETCH AND DESCRIPTION WAS PREPARED FOR THE EXCLUSIVE USE OF THE PARTIES LISTED BELOW AND IS VALID ONLY WHEN BEARING THE SURVEYOR'S ORIGINAL SIGNATURE AND SEAL OR VERIFIED ELECTRONIC SIGNATURE AND SEAL.
6. THIS SKETCH AND DESCRIPTION IS CERTIFIED CORRECT TO:  
**FLORIDA POWER & LIGHT;**  
**BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS;**

PREPARED BY:



**Bussen-Mayer Engineering Group**

100 PARNELL STREET • MERRITT ISLAND, FLORIDA 32953  
PH. NO.: (321) 453-0010 FAX NO.: (321) 454-6885



SCALE: N/A

PROJECT NO.:  
403805

SECTION 9  
TOWNSHIP 25 SOUTH  
RANGE 36 EAST

C:\Dwg\Sur\403805 Brevard EOC - T25S-R36E-S09\403805-sk01.dwg, 5/21/2020 11:20:56 AM, Cad-5

## LOCATION MAP

Section 9, Township 25 South, Range 36 East District: 2

PROPERTY LOCATION: on the east side of Cedar Street, Rockledge

OWNERS NAME: Brevard County, Florida

