




EXHIBIT "G"

OFFICE OF THE PRESIDENT

Item 8.1

PRESENT TO BOARD: AUGUST 16, 2023
TO: SOUTH FLORIDA STATE COLLEGE
DISTRICT BOARD OF TRUSTEES
FROM: FRED HAWKINS 
SUBJECT: DESOTO CAMPUS EASEMENT

In September 2022 the Board approved an easement through a portion of the College's DeSoto Campus property for the purpose of construction of a sanitary sewer line for a 56-unit elderly rental development, Arcadia Landings, located off E. Gibson Street adjacent to campus. More recently, we have been approached by Florida Power and Light requesting an easement to "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 trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the easement area." The easement area is a space approximately ten (10) feet wide and lying 5 feet on each side of and continuous with the centerline.

SUGGESTED MOTION:
Move to approve granting of an easement to Florida Power and Light for the purpose of running power lines to Arcadia Landings as presented.

Work Request No. 12355802

Sec. 30, Twp 37 S, Rge 25 E

Parcel I.D. _____
(Maintained by County Appraiser)

EASEMENT (BUSINESS)

This Instrument Prepared By

Name: Jane Wolford
Co. Name: Florida Power and Light Co.
Address: 2245 Murphy Ct
North Port, FL, 34289

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 August 23, 2023

Signed, sealed and delivered in the presence of:

Sandee Braxton
(Witness' Signature)

Print Name: Sandee Braxton
(Witness)

Charlette L. Garas
(Witness' Signature)

Print Name: Charlette L Garas
(Witness)

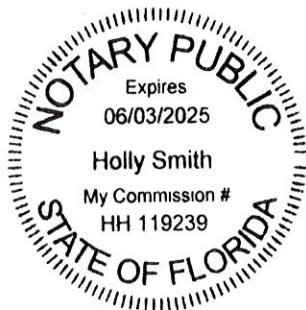
By: Terry Atchley

Print Name: Terry Atchley

Print Address: 1400 W. COLLEGE DR.
AVON PARK, FL 33925

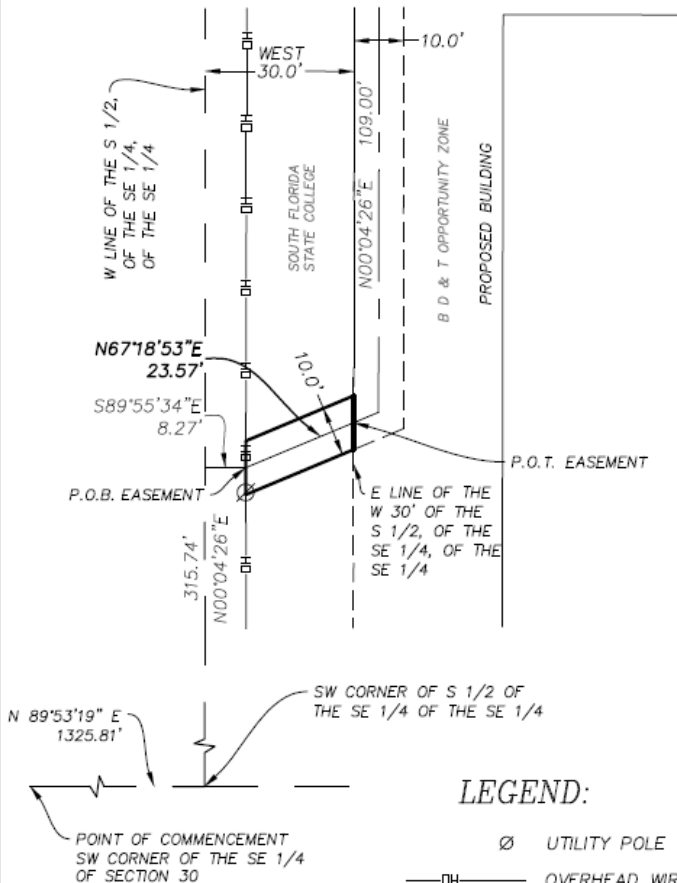
STATE OF Florida AND COUNTY OF Hardee. The foregoing instrument was acknowledged before me this 23rd day of August, 2023 by Terry Atchley, the Chairman of SFSC a DBOT, who is personally known to me or has produced _____ as identification, and who did (did not) take an oath.
(Type of Identification)

My Commission Expires:



Holly Smith
Notary Public, Signature

Print Name Holly Smith



LEGAL DESCRIPTION:

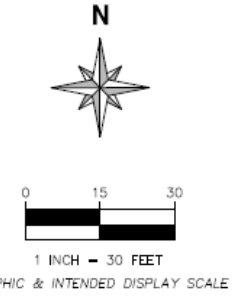
A parcel of land in Section 30, Township 37 South, Range 25 East, DeSoto County, Florida, being 10 feet wide and lying 5 feet on each side of and continuous with the following described centerline:

Commence at Southwest corner of the Southeast 1/4 of said Section 30; thence N 89°53'19" E along the South line of said Section 30 a distance of 1325.81 feet to the Southwest corner of the South 1/2 of the Southeast 1/4 of the Southeast 1/4 of said Section 30; thence N 00°04'46" E along the West line of said South 1/2 of the Southeast 1/4 of the Southeast 1/4 a distance of 315.74 feet; thence S 89°55'34" E a distance of 8.27 feet to the Point of Beginning; thence N 67°18'53" E a distance of 23.57 feet to the East line of the West 30 feet of said South 1/2 of the Southeast 1/4 of the Southeast 1/4 and the Point of Termination.

The side lines of said easement shall begin at the centerline of an existing North-South running power line and shall end at the East line of the West 30 feet of the South 1/2 of the Southeast 1/4 of the Southeast 1/4 of said Section 30.

SURVEYOR'S NOTES:

- 1.) North and the Bearings shown hereon are referenced to the West Zone of the Florida State Plane Coordinate System, North American Datum of 1983 (NAD 83) 2011 Adjustment. The basis of bearings is North 89°53'19" East along the south line of Section 30, Township 37 South, Range 25 East.
- 2.) The legal description shown hereon was prepared by 30 South LLC based on information and CAD design plans provided by the client and a previous survey by 30 South, LLC., project 16, Drawing Number 186. THIS IS NOT A BOUNDARY SURVEY.



John M Clyatt

Digitally signed by John M Clyatt

JOHN M. CLYATT, P.S.M.
FLORIDA REGISTRATION No. 4092

30 SOUTH, LLC.
FLORIDA REGISTRATION No. LB 8474

5/17/23
DATE

30 SOUTH, LLC.
425 SOUTH FIRST AVENUE
BARTON, FLORIDA 33836
PHONE (863)-800-3530
LICENSED BUSINESS No. LB 8474



DESCRIPTION SKETCH
FOR UTILITY EASEMENT
LOCATED IN SECTION 30, TOWNSHIP 37 S,
RANGE 25 E, DESOTO COUNTY, FL.

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED SEAL OR THE ELECTRONIC AND COMPUTER GENERATED SEAL OF A LICENSED SURVEYOR AND MAPPER

Project No.:	16-1	Date	Approved	REVISION
Horiz. Scale:	1" = 30'	F.I.	5/17/23	First Issue
DWG. Name:	16-1 FPL2		EMP	
Drawn By:	NQP			
Field Bk / Pg.:	N/A			
Drawing No.:	288			

PLOTTED: Thursday, May 18, 2023

