

State Use 101
Print Date 11/9/2021 7:38:31 AM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
LONCZAK MICHAEL C LONCZAK AMY 112 ORCHARD RD EAST LONGMEADOW MA 01028 GIS ID F_385074 2856844 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	310600		310,600									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	151100		151,100									
				SUPPLEMENTAL DATA																						
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		461,700		461,700										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
LONCZAK MICHAEL C BOUCHARD CLAUDINE, CHAPDELAINE JOSEPH + SONS, CHAPDELAINE JOSEPH + SONS,				19242	0117	05-02-2012		U	I	210,000		1S	Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed			
				15241	0005	08-08-2005		U	V	120,000		1P	2021	101	297,000		2020	101	283,700		2019	101	275,500			
				05791	0512	04-10-1985		U	V	1		1L		101	140,700			101	140,700			101	136,700			
				00000	0000			U		0				Total	437,700		Total	424,400		Total	412,200					
EXEMPTIONS						OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description			Amount		Code	Description			YEAR		Amount									Comm Int				
Total				0.00																						
ASSESSING NEIGHBORHOOD														Appraised BLDG. Value (Card) 310,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 151,100 Special Land Value 0 Total Appraised Parcel Value 461,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 461,700												
Nbhd		Nbhd Name			B			Tracing			Batch															
0001								101			NV															
NOTES																										
SALE OF FORECLOSED PROPERTY SUB DIV#834,ORCHARD HILLS TQS UNFINISHED 2012																										
BUILDING PERMIT RECORD														VISIT / CHANGE HISTORY												
Permit Id		Issue Date		Type	Description		Amount		Insp Date		% Comp	Date Comp		Comments		Date		Type		Is	Id	Cd	Purpose/Result			
201501781		05-29-2015		17	DECK		9,500		06-24-2015		100	06-24-2016		BETWEEN PORCH		06-24-2016					317	15	PERMIT VISIT			
238		07-27-2005		2	DWELLING		298,000							OC 4/28/2006 (2ND		06-24-2015					317	15	PERMIT VISIT			
																06-05-2015					317	15	PERMIT VISIT			
																11-09-2012					317	3	MEAS+INSPCTD			
																03-02-2012					317	15	PERMIT VISIT			
																12-20-2010					317	15	PERMIT VISIT			
																10-07-2010					311	14	INSPECTED			
LAND LINE VALUATION SECTION																										
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing			Size A	Adj Unit Pric	Land Value		
1	101	ONE FAM		RA				40,000		SF	2.58	1.400	9	LAND	1.00	NV	1.00			0			1.000	3.61	144,400	
1	101	ONE FAM		RA				0.960		AC	7,000	1.000	0		1.00	NV	1.00			0			1.000	7,000	6,700	
Total Card Land Units								1.88		AC	Parcel Total Land Area: 1.88										Total Land Value				151,100	

The site plan illustrates the proposed 100-unit multifamily development on a 10,000 sq ft lot. The lot is divided into two main sections by a 38-foot wide alleyway. The northern section contains two buildings: 'UTQ GAR' (24' x 31') and 'WDK' (28' x 20'). The southern section contains three buildings: 'SFL (57 sf)' (29' x 6'), 'UFL (1,082 sf)' (29' x 6'), and 'FFL BMT' (38' x 38'). A 6-foot wide 'OFF' (office) space is located between the SFL and UFL buildings. A 13-foot wide 'FFL' (flexible) space is located between the UFL and FFL BMT buildings. The plan also shows various setbacks and dimensions, including a 31-foot front setback for the UTQ GAR building and a 27-foot front setback for the FFL BMT building. The lot is bounded by 10th Street to the north and 11th Street to the south.