

Property Location

118 ORCHARD RD

Map ID

46/ 48/ 18/ /

Bldg Name

State Use

101

Vision ID

6257

Account #

6343

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 11:23:38

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
BORRELLO PETER J 118 ORCHARD RD EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDENTL.	101	402900	402,900												
						RES LAND	101	145200	145,200												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA				Total		548,100	548,100												
GIS ID F_385155_2856721		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
BORRELLO PETER J		20701	0581	05-14-2015	Q	I	372,500	00	Year	Code	Assessed	Year	Code	Assessed							
YAHRES JOHN B LE YAHRES TONI J		19051	0149	12-22-2011	U	I	1	1A	2022	101	367,100	2021	101	351,800							
YAHRES JOHN B,		13339	0250	07-01-2003	U	I	100	1A		101	147,600		101	137,200							
YAHRES,JOHN		12390	0023	06-12-2002	U	V	115,000	1P													
CHAPDELAINE JOSEPH + SONS,		05631	0527	06-14-1984	U	V	1	1E													
									Total	514,700	Total	489,000	Total	470,600							
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 402,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 145,200 Special Land Value 0 Total Appraised Parcel Value 548,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 548,100												
Total		0.00																			
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing		Batch															
0001				101		NV															
NOTES																					
SUB DIV 834 ORCHARD HILL																					
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							
122	05-13-2002	2	DWELLING	310,000				OC 11/14/02	05-30-2018			333	2	MEASURED							
									09-29-2010			311	2	MEASURED							
									04-06-2004			317	14	INSPECTED							
									03-17-2004			250	22	MAILER SENT							
									02-02-2004			311	15	PERMIT VISIT							
									01-30-2003			274	2	MEASURED							
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	2.84	1.250	9	LAND	1.00	NV	1.00			0		1.000	3.55	142,000
1	101	ONE FAM	RA				0.450 AC	7,000.00	1.000	0		1.00	NV	1.00			0		1.000	7,000	3,200
Total Card Land Units							1.37 AC	Parcel Total Land Area: 1.37							Total Land Value					145,200	

The site plan illustrates the layout of the proposed development, including building footprints, parking areas, and dimensions. The plan is divided into several sections:

- Top Section:** A red-outlined area containing a trapezoidal shape with dimensions 5.69, 12, and 4.99. Below it is a rectangular area with dimensions 12, 12, 12, and 16. This area is labeled **OSP** (Office Space) in red.
- Left Section:** A large rectangular area with dimensions 9, 13, 25, and 22. It is labeled **HST FFL BMT** (Heavy Truck Facility Building Footprint) in blue.
- Center Section:** A rectangular area with dimensions 9, 16, 8, and 36. It is labeled **TQS (713 sf)** (Truck Queue Space) in blue. Below this area is a smaller rectangular area with dimensions 11, 11, 11, and 11, labeled **HST GAR** (Heavy Truck Garage) in blue.
- Right Section:** A rectangular area with dimensions 12, 12, 16, and 16. It is labeled **OSP** (Office Space) in red.
- Bottom Section:** A rectangular area with dimensions 12, 12, 12, and 12. It is labeled **OFF** (Office) in red.
- Far Bottom Section:** A small rectangular area with dimensions 5, 11, 11, and 5. It is labeled **GAR** (Garage) in red.

Dimensions are provided for all major boundaries and internal divisions. The plan also includes a north arrow pointing towards the top right and a scale bar indicating 0, 10, and 20 feet.

A large, two-story house with light blue siding and white trim. The house features multiple dormers with white-trimmed windows. A covered front porch with white columns is visible, with an American flag hanging on the wall. The house is surrounded by lush green trees under a blue sky with scattered clouds.