



TOWN OF WAKEFIELD

Benjamin P. DeChristoforo, Inspector of Buildings
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BUILDING PERMITS ISSUED FOR THE MONTH OF JUNE 2023

Building Permits Granted	85
Electrical Permits Granted	52
Plumbing Permits Granted	27
Gas Permits Granted	12
Building Inspections Made	87
Electrical Inspections Made	82
Plumbing Inspections Made	47
Gas Inspections Made	16
Inspections with Fire Prevention Officer	2
Request for Zoning Interpretation	27
Complaints Investigated Re: Zoning Bylaws	11
Sign Permits	1
Buildings Razed	3
Multiple Family Dwelling Permit Issued	1
Swimming Pool Permits Issued	1
Solar	2
Lodging House Inspections	1
Day School Inspections	1
Certificate of Inspection Permits Issued	3
Total Valuation of Permits Issued	\$9,334,054.00
Permit Fees Collected	\$124,848.00

Very truly yours,
Benjamin P. DeChristoforo
Inspector of Buildings



JUNE 2023 BUILDING PERMITS ISSUED

PERMIT NUMBER	FEE	PERMIT DATE	PROPERTY OWNER	WORK ADDRESS	ESTIMATED COST	DESCRIPTION OF WORK	CONTRACTOR
BP-23-240	\$ 1,056.00	6/9/2023	MARIE GRIFFIN	21 EATON ST	\$ 88,000.00	INSTALL VINYL SIDING	BRIAN RUDD
BP-23-265	\$ 50.00	6/8/2023	LESLEY A HAMLIN	6 GRACE CT	\$ 3,000.00	REPLACE FLOOR BOARDS ON DECK	CARLOS A OTTONI
BP-23-267	\$ 60.00	6/9/2023	MARK W BACHTA - BACHTA, ALLYSON	18 HOWARD ST	\$ 5,000.00	INSULATION AND WEATHERIZATION	C2S Energy LLC
BP-23-275	\$ 900.00	6/5/2023	Kathleen Constantino	11 ARTHUR RD	\$ 75,000.00	REMOVE AND REPLACE (21) WINDOWS	RENEWAL BY ANDERSEN LLC
BP-23-293	\$ 96.00	6/2/2023	KOTASONE A. NOMICHITH - NOMICHITH, CHOEUUM LEEZA	4 OVERLAKE RD	\$ 8,000.00	STRIP AND REROOF	NICHOLAS MELO
BP-23-299	\$ 516.00	6/1/2023	PUCCIO, JAMES - MARY PUCCIO	16 LINDEN AVE	\$ 43,000.00	KITCHEN REMODEL DUE TO WATER DAMAGE	EDER LAGARES
BP-23-300	\$ 168.00	6/1/2023	ONORIO, ANTHONY - DIANE ONORIO	7 GEORGE ST	\$ 14,000.00	REPAIR SIDING, GARAGE DOOR, MAIN DOOR	CRAIG F GIARDULLO
BP-23-301	\$ 120.00	6/1/2023	GENE A TR MOULTON - MOULTON REVOC TRUST, GENE A	58 OAK ST	\$ 10,000.00	REPAIR THREE SEASON PORCH	JEFF RAIN
BP-23-302	\$ 132.00	6/2/2023	LACAVA JEAN LESLEY TR - MARTINEZ SHEILA TR - 22 KENDRICK ROAD 2015 TRUST	22 KENDRICK RD	\$ 11,000.00	INSTALL (9) REPLACEMENT WINDOWS	TED D DOW
BP-23-303	\$ 60.00	6/2/2023	WEST, GARY L - KATHERINE A WEST	54 PRESTON ST	\$ 3,000.00	INSTALL ABOVE GROUND POOL	
BP-23-304	\$ 600.00	6/5/2023	L & L DEVELOPMENT, LLC	115 ALBION ST	\$ 50,000.00	REMOVE PERGOLAS. REPLACE SIDING AND ROOF DECKS	PAUL J VITTOZZI
BP-23-305	\$ 60.00	6/6/2023	MICHAEL JOHN DOLAN - LEONARD, CARLYNNE ELIZABETH	9 DANIEL RD	\$ 5,000.00	REFRAME DECK, JOISTS AND NEW CARRYING BEAMS (2) - CHANGE IN SCOPE FROM ORIGINAL CONTRACT/PERMIT BP-23-286	JAMES A FILARETOS
BP-23-306	\$ 60.00	6/6/2023	PAUL J CURRAN	109 NAHANT ST	\$ 5,000.00	REMOVE AND REPLACE 4 WINDOWS	ROBERT POCZOBUT
BP-23-307	\$ 288.00	6/14/2023	DANIEL LINDNER - LINDNER, ERICA S	31 WINNISIMETTE AVE	\$ 24,000.00	INSTALLATION OF SOLAR PANELS	Lando Bates
BP-23-308	\$ 50.00	6/7/2023	EDWIN JAVIER DIAZ MALDONADO - HERRERA, MAYRA MORENO	181 NAHANT ST	\$ 3,000.00	INSULATION	PETER A LEBLANC
BP-23-309	\$ 408.00	6/8/2023	KUNAL BATRA - BATRA, PRIYA	8 FLANDERS LN	\$ 34,000.00	INSTALL 25 SOLAR PANELS	DERLY R MORAES
BP-23-310	\$ 132.00	6/7/2023	JAMES F MCCARTHY - MCCARTHY, INEZ ZAPATOS	6 EUSTIS AVE	\$ 11,000.00	INSTALL (10) VINYL REPLACEMENT WINDOWS	TED D DOW
BP-23-311	\$ 396.00	6/7/2023	GTY MA/NH LEASING INC	356 LOWELL ST	\$ 33,000.00	RAZE GAS STATION, PUMP ISLAND CANOPY	SCOTT W SCHEDIN
BP-23-312	\$ 180.00	6/8/2023	Robert W & Robin F Mickolsz	5 LANTERN LN	\$ 15,000.00	RETAINING WALL	
BP-23-313	\$ 240.00	6/8/2023	WARREN W & GRACE C MAGOON TRS - 27 OUTLOOK ROAD REALTY TRUST	27 OUTLOOK RD	\$ 20,000.00	REMODEL (2ND FL) BATHROOM/ADD LAUNDRY	
BP-23-314	\$ 96.00	6/8/2023	BLANDINI, LAWRENCE J	2 OVERLOOK RD	\$ 8,000.00	INSULATION/AIR SEALING	JOSE A SANTOS
BP-23-315	\$ 100.00	6/8/2023	WATER STREET LAND LLC	450 MAIN ST	\$ 800.00	WINDOW SIGNS - DOLL HOUSE HAIR STUDIO	
BP-23-316	\$ 156.00	6/12/2023	JOHN F TR LYNCH - LYNCH, DONNA E TR - LYNCH REALTY TRUST	14 GLADSTONE ST	\$ 13,000.00	REMOVE & REPLACE 4 WINDOWS	JAIME L MORIN
BP-23-317	\$ 960.00	6/12/2023	ERICH BOBINSKY - LOMBARD (JTROS), AMBER	18 PHEASANTWOOD DR	\$ 80,000.00	REPLACE (35) SQ'S OF SIDING AND (20) WINDOWS	DAVID B VANDERBILT
BP-23-318	\$ 180.00	6/12/2023	DONALD BENNETT - SCRIMA, MICHELLE	11 MARION CIR	\$ 15,000.00	STRIP AND REROOF	WJN CONSTRUCTION CORPORATION Thor Construction
BP-23-319	\$ 132.00	6/12/2023	LIANA GERSTEIN - VICTORIA KELMAN	56 BENNETT ST	\$ 11,000.00	STRIP AND REROOF	
BP-23-320	\$ 4,080.00	6/12/2023	PAMELA A MCPHERSON - MCPHERSON, FRANCIS X	40 OUTLOOK RD	\$ 340,000.00	REMOVE GARAGE AND BREEZEWAY & CONSTRUCT AN ADDITION	NICHOLAS R SAGGESE
BP-23-321	\$ 120.00	6/12/2023	PAMELA A MCPHERSON - MCPHERSON, FRANCIS X	40 OUTLOOK RD	\$ 10,000.00	PRECAST RETAINING WALL	NICHOLAS R SAGGESE
BP-23-322	\$ 4,104.00	6/12/2023	CHENGJIE LIU - MEI, HONG YING	8 THISTLEDALE RD	\$ 342,000.00	FRAME AND FINISH ADDITION	MICHAEL L MERCURIO
BP-23-323	\$ 624.00	6/12/2023	KEVIN A LYNCH - LYNCH, JEAN MANNING	12 SPRING ST	\$ 52,000.00	REMODEL (2) FULL BATHROOMS	DAMIEN F GLYNN
BP-23-324	\$ 50.00	6/12/2023	XIAOCUN QIU - QU, YUANSHUO	2 ANJIM LANE	\$ 2,000.00	RELOCATE SHED	

JUNE 2023 BUILDING PERMITS ISSUED

BP-23-325	\$ 9,300.00	6/12/2023	Rob Curley	12 CHESTNUT ST	\$ 775,000.00	CONSTRUCT 6 ONE BEDROOM APARTMENTS IN EXISTING STRUCTURE DUE TO FIRE	MICHAEL G SULLIVAN
BP-23-326	\$ 7,800.00	6/12/2023	David Piscatelli	20 LAWRENCE ST	\$ 650,000.00	REMODEL EXISTING 3 FAMILY DWELLING	DAVID PISCATELLI
BP-23-327	\$ 300.00	6/14/2023	BRANDON D RUSH - VILARDI, KAYLA A	14 WALTON ST	\$ 25,000.00	RAZE EXISTING GARAGE - INSTALL PREFAB (DETACHED) GARAGE	
BP-23-328	\$ 1,320.00	6/14/2023	WILLIAM PATRICK NIXON - NIXON, LESLEY J	77 CONVERSE ST	\$ 110,000.00	KITCHEN REMODEL	PATRICK D KANE
BP-23-329	\$ 600.00	6/15/2023	401 MAIN STREET LLC	401 MAIN ST	\$ 50,000.00	REMOVAL OF PLASTER WALLS (NOT FRAME)	BRIAN D OSHAUGHNESSY
BP-23-330	\$ 1,800.00	6/15/2023	DAVID J WAGNER - WAGNER, LAURA A CAPPELLUCCI	15 INDIAN HILL RD	\$ 150,000.00	KITCHEN REMODEL ONLY	Timothy P Procopio, Jr
BP-23-331	\$ 216.00	6/15/2023	JOHN J & TINA ANDERSON LEST - DONG TR, KRIS S - ANDERSON FAMILY TRUST	58 CHESTNUT ST	\$ 18,000.00	REPLACE PORCH COLUMNS, ROOF TO REMAIN	Glenn Lewis Crowell
BP-23-332	\$ 192.00	6/15/2023	HICKEY, JAMES W - SUSAN E HICKEY	58 MADISON AVE	\$ 16,000.00	DEMO AND REBUILD DECK	ERASMO B DASILVA
BP-23-333	\$ 600.00	6/16/2023	MICHAEL C ROWE - DAMBROSIO, AMBER	14 LINDEN AVE	\$ 50,000.00	FINISH ADDITION - TAKING OVER PERMIT BP-22-529	MIKE BODEK
BP-23-334	\$ 132.00	6/16/2023	JCG INVESTMENTS LLC	6 CORDIS ST	\$ 11,000.00	RAZE SINGLE FAMILY DWELLING	JOHN TUCCI
BP-23-335	\$ 696.00	6/20/2023	CHRISTINE G SLATTERY - SLATTERY, DANIEL P	16 FRANCIS AVE	\$ 58,000.00	REPLACE VINYL SIDING, REPLACE (18) WINDOWS	Jared A Meadows
BP-23-336	\$ 204.00	6/20/2023	JAMES CLIFF KACZMAREK - KACZMAREK, ANNA HEWLETT	23 NAHANT ST	\$ 17,000.00	INSTALL (14) REPLACEMENT WINDOWS	TED D DOW
BP-23-337	\$ 144.00	6/20/2023	PAULA J DONOVAN	33 LAKEVIEW AVE	\$ 12,000.00	INSTALL (9) REPLACEMENT WINDOWS	TED D DOW
BP-23-338	\$ 100.00	6/20/2023	MICHAEL D TR GOLINI - MG REALTY TRUST	354 SALEM ST	\$ 6,000.00	REPLACE EXISTING STAIRS. NO CHANGES	MICHAEL L MERCURIO
BP-23-339	\$ 180.00	6/21/2023	SHERMAN, DANIEL W - JOANNE L SHERMAN	16 HIGH ST	\$ 15,000.00	REPAIR FRONT PORCH - SAME FOOTPRINT (ROOF STAYING)	KEVIN P BOURQUE
BP-23-340	\$ 50.00	6/21/2023	CORTLAND SCOTT SULE - SULE, MICHELLE GEARIN	33 ARMORY ST	\$ 3,255.00	REPLACE WINDOW IN KITCHEN	CHARLES J MULIK
BP-23-343	\$ 3,120.00	6/22/2023	KEVIN M FLYNN - FLYNN, ASHLEY E	42 WILEY ST	\$ 260,000.00	ADDITION ON SIDE OF HOUSE	CLIFFORD D KING JR
BP-23-344	\$ 1,104.00	6/22/2023	JOSEPH FLYNN - FLYNN, ANABEL	12 DEXTERS LN	\$ 92,000.00	KITCHEN REMODEL, REMOVE WALL INSTALL LVL	DARRELL B MCCRENSKY
BP-23-345	\$ 744.00	6/22/2023	CYNTHIA L PANARO - PANARO, DAVID J	202 BROADWAY	\$ 62,000.00	STRIP AND REPLACE SIDING	BRIAN J DOBBINS
BP-23-346	\$ 204.00	6/22/2023	RUSSELL, ROBERT H - REGINA M RUSSELL	1268 MAIN ST	\$ 17,000.00	REMOVE AND REPLACE PORCH ROOF TO REMAIN	FRANCIS J CLOUGHERTY
BP-23-347	\$ 396.00	6/22/2023	ALEXANDER C KRAMER - KRAMER, HALLI L	45 SPRING ST	\$ 33,000.00	STRUCTURAL SUPPORT OF BASEMENT BEAMS, WINDOWS, DOORS, FOUNDATION REPAIR	JOHN A OVERBERG
BP-23-348	\$ 72.00	6/26/2023	LUONGO, TIMOTHY F - KATHLEEN M LUONGO	14 VALLEY ST	\$ 6,000.00	INSTALL VINYL SIDING	
BP-23-349	\$ 420.00	6/26/2023	CASH MAX PROPERTIES LLC	17 BUTLER AVE	\$ 35,000.00	EXTEND WALL TO ENCLOSED PORCH/REFRAME COLLAPSED ROOF	Roderick Rivera
BP-23-351	\$ 1,980.00	6/26/2023	MAJOR, JAMES D - PAMELA J MAJOR	11 ROSEMARY AVE	\$ 165,000.00	KITCHEN AND BATH RENOVATION	FRANCIS MCCORMICK, JR
BP-23-352	\$ 324.00	6/26/2023	Tony Roberto	526 WATER ST	\$ 27,000.00	REPLACE (3) NEW WINDOWS IN 4 SEASON ROOM, BAY WINDOW, INSTULATE AND CLOSE FLOOR, SIDING	BRIAN T MAGUIRE
BP-23-353	\$ 636.00	6/26/2023	DONALD T VALERIO	7 FRANK ST	\$ 53,000.00	KITCHEN REMODEL/SCREEN PORCH CONVERSION TO 4 SEASON	BRIAN T MAGUIRE
BP-23-354	\$ 1,008.00	6/30/2023	Matthew Magoon	27 OUTLOOK RD	\$ 85,000.00	ADD BEDROOM IN ATTIC/REMODEL KITCHEN/FINISH BASEMENT/REMODEL (2ND FL) MASTER BATH	
BP-23-355	\$ 100.00	6/26/2023	601 EDGWATER LLC - %HOBBS BROOK MGMT LLC-AP	601 EDGEWATER DR	\$ 3,000.00	TENT (20X40 FT)	TWIN BROS PARTY RENTAL
BP-23-357	\$ 72.00	6/27/2023	SPIVACK, EARL A - PHYLLIS I SPIVACK	16 EMERSON ST	\$ 6,000.00	INSTALL (5) WINDOWS	MANUEL D VASCONCELOS
BP-23-358	\$ 9,288.00	6/27/2023	AG-MP WAKEFIELD VISTA PROPERTY OWNER LLC	105 HOPKINS ST	\$ 774,000.00	REPAIR (27) BALCONIES	Taylor A Harrington
BP-23-359	\$ 9,288.00	6/27/2023	AG-MP WAKEFIELD VISTA PROPERTY	109 HOPKINS ST	\$ 774,000.00	REPAIR (27) BALCONIES	Taylor A Harrington
BP-23-360	\$ 144.00	6/27/2023	ELLEN M FITZGERALD - FITZGERALD, NEIL	90 KENDRICK RD	\$ 12,000.00	REPLACE EXISTING DECK	
BP-23-361	\$ 648.00	6/27/2023	MERENIDES MARQUES	18 WALTON LN	\$ 54,000.00	VINYL SIDING	TED D DOW

JUNE 2023 BUILDING PERMITS ISSUED

BP-23-362	\$ 60.00	6/27/2023	MATHEW COLOSI POWERS - POWERS, DIANNE ELLEN	8 ORSINI DRIVE	\$ 5,000.00	REPLACE SLIDING DOOR	Marc W Couture
BP-23-363	\$ 108.00	6/29/2023	JENKINS, THOMAS D - LUCIA A G JENKINS	16 HAWTHORNE ST	\$ 9,000.00	STRIP AND REROOF	DANIEL A BURKE
BP-23-364	\$ 24,000.00	6/27/2023	ONE SYLVAN LLC	184 WATER ST	\$ 2,000,000.00	CONSTRUCT 7 RESIDENTIAL UNITS WITH COMMERCIAL STORE FRONT	PETER J ZANNI
BP-23-365	\$ 225.00	6/28/2023	OLD COLONIAL PROP MGMT LLC	24 RICHARDSON AVE	\$ 19,000.00	RUBBER ROOF, SLIDER, REPAIR DECKING	STEVEN T BALSAVICH
BP-23-366	\$ 300.00	6/29/2023	MAUREEN BLAHO TR - MAUREEN BLAHO DECLARATION OF, TRUST	35 FRIEND ST	\$ 25,000.00	REPLACE (13) WINDOWS AND (1) PATIO DOOR	ROBERT POCZOBUT
BP-23-367	\$ 120.00	6/29/2023	Judith Reisman	149 GREENWOOD ST	\$ 10,000.00	STRIP AND REROOF	HELADIO N SALGADO
BP-23-368	\$ 396.00	6/29/2023	EREK OSTROWSKI - DIMALANTA, EILEEN	16 MYRTLE AVE	\$ 33,000.00	SHED (10x16)	
BP-23-369	\$ 10,500.00	6/29/2023	RD&D LLC - C/O CATALDO AMBULANCE SVC	200 WATER ST	\$ 875,000.00	RENOVATE INTERIOR AND EXTERIOR BUILDING	CRAIG F GIARDULLO
BP-23-370	\$ 50.00	6/29/2023	JANICE GRANT	7 FORRESTER RD	\$ 4,000.00	RE-ROOF/GO OVER EXISTING ROOF	STEPHEN F DELARUE
BP-23-371	\$ 96.00	6/29/2023	MICHAEL BRANDON - BRANDON, HALEY	16 BEEBE LN	\$ 8,000.00	STRIP AND REROOF	DANIEL A BURKE
BP-23-372	\$ 204.00	6/29/2023	JEFFREY T WELLS - WELLS, SHARI L	28 SUMMER ST	\$ 17,000.00	STRIP AND REROOF	MARK BRADY
BP-23-373	\$ 300.00	6/29/2023	DAWN M OBRIEN - OBRIEN, MELISSA	12 PERHAM ST	\$ 25,000.00	REMOVE AND REPLACE PORCH	BRIAN T MAGUIRE
BP-23-374	\$ 1,776.00	6/29/2023	BROOKBEND CONDO/C/O BUTLER PROP. MANAG.	276 ALBION ST	\$ 148,000.00	REPLACE (4) EXISTING DECKS/RAILINGS	KERI MOSMAN
BP-23-375	\$ 444.00	6/30/2023	WILLIAMS DANIEL S - DANIELS JACLYN M	11 FARM ST	\$ 37,000.00	BASEMENT RENOVATION - NEW BATHROOM	SCOTT A COGLIANO
SMP-23-34	\$ 1,404.00	6/2/2023	CHARLES REALTY LLC	404 LOWELL ST	\$ 117,000.00	INSTALL (8) HYDRO AIR SYSTEMS, ALL DUCTWORK, INSTALL (2) GAS FURNACES	DANIEL J GALVIN
SMP-23-35	\$ 504.00	6/6/2023	ESTHER B CARVER	6 MADISON AVE	\$ 41,999.00	INSTALL DUCT WORK FOR TWO AIR HANDLERS	JEFFREY B CASWELL
SMP-23-36	\$ 1,680.00	6/12/2023	POINT CO PHASE I CARABETTA ENTERPRISE- COLONIAL - c/o LUMENT CAPITAL	95 AUDUBON RD	\$ 140,000.00	INSTALL CHILLER AND MAKE COMPLIANT	MICHAEL P ROONEY
SMP-23-37	\$ 168.00	6/14/2023	LEAO SIRLAINE	19 MONTROSE AVE	\$ 14,000.00	INSTALL (1) HVAC SYSTEM WITH (2) ZONES	Marcello Prado-Silva
SMP-23-38	\$ 228.00	6/14/2023	RENEE H COBB - COBB, GLEN C	24 GREENWOOD AVE, Unit 1	\$ 19,000.00	INSTALL HEAT PUMP	Steven Addario
SMP-23-39	\$ 100.00	6/15/2023	ARTHUR G TR BOUJOUKOS - FEDERAL REAL ESTATE TRUST	191 ALBION ST	\$ 6,000.00	REPLACE, SEAL AND INSULATE DUCTWORK	DAVID J NORTON
SMP-23-40	\$ 276.00	6/23/2023	REBECCA D GILDING - CASTILLO, JAVIER E	12 HICKORY HILL RD	\$ 23,000.00	DUCT WORK, INSTALL NEW HEAT PUMP AND AIR HANDLER	DAVID HOBART
	\$ 112,295.00				\$ 9,334,054.00		