



TOWN OF WAKEFIELD

Benjamin P. DeChristoforo, Inspector of Buildings
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BUILDING PERMITS ISSUED FOR MAY 2023

Building Permits Granted	91
Electrical Permits Granted	47
Plumbing Permits Granted	31
Gas Permits Granted	15
Building Inspections Made	111
Electrical Inspections Made	81
Plumbing Inspections Made	60
Gas Inspections Made	27
Inspections with Fire Prevention Officer	3
Inspection of Fire Job	1
Request for Zoning Interpretation	31
Complaints Investigated Re: Zoning Bylaws	12
Buildings Razed	1
Swimming Pool Permits Issued	2
Sign Permits	1
Solar	2
Solid Fuel Burning Appliance Permits	1
Day School Inspections	2
Certificate of Occupancy Permits Issued	8
Certificate of Inspection Permits Issued	2
Total Valuation of Permits Issued	\$3,207,553.00
Permit Fees Collected	\$50,691.00

Very truly yours,
Benjamin P. DeChristoforo
Inspector of Buildings



MAY 2023 BUILDING PERMITS ISSUED

PERMIT NUMBER	FEE	DATE ISSUED	PROPERTY OWNER	WORK ADDRESS	ESTIMATED COST	DESCRIPTION OF PROPOSED WORK	CONTRACTOR NAME
BP-23-178	\$ 50.00	5/10/2023	ANN M DUFFY	12 HAWLEY RD	\$ 3,000.00	INSULATION	Ingrid K Johnson
BP-23-201	\$ 108.00	5/1/2023	RICHARD ARTHUR CURRAN TR - CURRAN TR, CARRIE L - CURRAN TRUST, RICHARD	14 HARDING RD	\$ 9,000.00	STRIP AND REROOF	DANIEL A BURKE
BP-23-207	\$ 50.00	5/10/2023	PAUL S BIELAKIEWICZ - BIELAKIEWICZ, GERILYN	27 HANCOCK RD	\$ 4,000.00	REPLACE 4 WINDOWS	ROBERT POCZOBUT
BP-23-212	\$ 2,400.00	5/1/2023	MICHELLE A CATONE - CATONE, MELISSA A	69 PLYMOUTH RD	\$ 200,000.00	2 CAR GARAGE WITH (2) BEDROOMS, (1) BATH, (1) LAUNDRY ROOM	MICHAEL A CATONE, JR
BP-23-213	\$ 50.00	5/1/2023	KAREN D HERMILLER	2 PARK AVE	\$ 500.00	OUTSIDE REPAIRS/PORCH REPAIR - PORCH ROOF TO REMAIN	
BP-23-214	\$ 72.00	5/1/2023	KATHLEEN O TURNER TR - TURNER REVOCABLE TRUST, KATHLEEN O	6 MORNINGSIDE RD	\$ 6,000.00	BATHROOM REMODEL	
BP-23-215	\$ 132.00	5/1/2023	Kristen Conneely	8 PARKER RD, Unit 1	\$ 11,000.00	INSTALL WOOD STOVE INSERT AND LINER - UNIT 1	SCOTT C HUNT
BP-23-216	\$ 396.00	5/2/2023	MICHELE VALENZA	35 CRYSTAL ST	\$ 33,000.00	STRIP AND REROOF	TED D DOW
BP-23-217	\$ 108.00	5/4/2023	JAMES F MCCARTHY - MCCARTHY, INEZ ZAPATOS	6 EUSTIS AVE	\$ 9,000.00	STRIP AND REROOF	Ralph J Burke
BP-23-218	\$ 192.00	5/4/2023	SNOW, GEORGE J - MARIANNE SNOW	4 SALEM ST	\$ 16,000.00	(14) REPLACEMENT WINDOWS	JOHN A. DINITTO, Jr
BP-23-219	\$ 672.00	5/4/2023	JCG INVESTMENTS LLC	410 SALEM ST, Unit 402	\$ 56,000.00	REMODEL KITCHEN, REMODEL (2) FULL BATHS, (1) HALF BATH	JOHN TUCCI
BP-23-220	\$ 96.00	5/4/2023	PAUL E CUSACK LEST - CUSACK TR, ERIN E, CUSACK TR, KATELYN A - CUSACK IRREVOC TRUST, PAUL E	6 STONE WAY	\$ 8,000.00	STRIP AND REROOF	Thomas B Burke
BP-23-221	\$ 96.00	5/4/2023	DANA E & THERESA A MORTENSEN TRS - MORTENSEN FAMILY TRUST	10 MERIAM ST	\$ 8,000.00	STRIP AND REROOF	MICHAEL J NUGENT
BP-23-222	\$ 300.00	5/4/2023	REMICK, DENISE A - ROBERT J REMICK	68 PLEASANT ST	\$ 25,000.00	REPLACE PORCH, NEW FOOTINGS, NEW FRAME, NEW DECKING	MATTHEW CASALE
BP-23-223	\$ 828.00	5/5/2023	MATTHEW V TR BURT - BURT, NANCY B TR - 35 CHARLES ST REALTY TRUST	35 CHARLES ST	\$ 69,000.00	KITCHEN REMODEL	Skip Norman Miller
BP-23-224	\$ 1,200.00	5/5/2023	DIANE B PURCELL TR LEST - THE PURCELL FAMILY TRUST	71 WHITTIER RD	\$ 100,000.00	ACCESSORY APARTMENT - ZBA APROVAL	
BP-23-225	\$ 180.00	5/5/2023	DEISY SCHON-ADAO	8 PLEASANT ST	\$ 15,000.00	PORCH RENOVATION - ROOF TO REMAIN	
BP-23-226	\$ 50.00	5/5/2023	EMILY F SEWARD - SEWARD, JOHN P	7 EATON ST	\$ 3,000.00	REMOVING AND INSTALLING (2) WINDOWS	JOSH MACMICHAEL
BP-23-227	\$ 50.00	5/5/2023	LISA A COLLINS	7 HANSON ST	\$ 3,154.00	INSULATION	PETER A LEBLANC
BP-23-228	\$ 72.00	5/5/2023	MATTHEW R. SOARES - GILLIGAN, JULIE C.	26 OAK ST	\$ 6,000.00	INSULATION	PETER A LEBLANC
BP-23-229	\$ 732.00	5/8/2023	601 EDGWATER LLC - %HOBBS BROOK MGMT LLC-AP	701 EDGEWATER DR	\$ 61,000.00	TENANT FIT OUT - BROOKLINE BANK - SUITE 100	NORMAN O REIFFARTH, III
BP-23-230	\$ 324.00	5/8/2023	HANNAFORD, JONATHAN D - RITA T HANNAFORD	27 GRIFFEN DR	\$ 27,000.00	BATHROOM REMODEL	DANIEL M EMERO
BP-23-231	\$ 72.00	5/10/2023	SPIVACK, EARL A - PHYLLIS I SPIVACK	16 EMERSON ST	\$ 6,000.00	REPLACE 5 WINDOWS	MANUEL D VASCONCELOS
BP-23-232	\$ 444.00	5/16/2023	GEORGE KAROGIANNIS TR - KAROGIANNIS TR, CHRISTINA - 5 ANDREWS CIRCLE REALTY TRUST	5 ANDREWS CIR	\$ 37,000.00	(8) REPLACEMENT WINDOWS	WILLIAM R NICHOLS
BP-23-233	\$ 156.00	5/16/2023	TIMOTHY D JORDAN - SCIOLA, REBECCA	20 WALTON ST	\$ 13,000.00	(8) REPLACEMENT WINDOWS	WILLIAM R NICHOLS
BP-23-234	\$ 50.00	5/16/2023	MARCO P DICARLO - DICARLO, KAREN A	33 BENNETT ST	\$ 3,000.00	(3) REPLACEMENT WINDOWS	WILLIAM R NICHOLS
BP-23-235	\$ 120.00	5/10/2023	DAVID MARTIN - MARTIN, ELIZABETH	69 MADISON AVE	\$ 10,000.00	STRIP AND REROOF	JOSEPH ARONE

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BP-23-236	\$ 60.00	5/10/2023	RICHIE RIBEIRO	72 VERNON ST	\$ 5,000.00	REPLACE EXISTING DECK, STAIRS AND HANDRAILS ROOF TO REMAIN	
BP-23-237	\$ 120.00	5/10/2023	JANICE SACHARCZYK - SACHARCZYK, STEVEN	28 MANSFIELD DR	\$ 9,999.00	REPLACE FRONT STAIRS	
BP-23-238	\$ 252.00	5/10/2023	KATHLEEN I SEYB TR - SHUMAN TR, ELIAS R - SCHUMAN JOINT REVOCABLE TRUST	122 BUTLER AVE	\$ 21,000.00	INSTALL SLIDING DOOR AND (1) WINDOW	MARC H MILLER
BP-23-239	\$ 372.00	5/11/2023	RICHARD G PHIPPS - PHIPPS, MARY E	1180 MAIN ST	\$ 31,000.00	REMOVE AND REPLACE (9) WINDOWS	RENEWAL BY ANDERSEN LLC
BP-23-241	\$ 180.00	5/11/2023	JEFFREY PRESCOTT - STANDISH, EMILY	26 NORTH EMERSON ST	\$ 15,000.00	ADDITION (REAR) TO CONVERT 1/2 BATH TO 3/4 AND ADD MUDROOM	
BP-23-242	\$ 432.00	5/11/2023	PAUL MALAGUTI - SANTORO (TE), MICHELLE	41 PAON BLVD	\$ 36,000.00	ADDITION FOR MUDROOM (FRONT)	CLIFFORD D KING JR
BP-23-243	\$ 444.00	5/11/2023	BRANDEN VIGNEAULT - VIGNEAULT, CHARLOTTE JANE	15 FOX RD	\$ 37,000.00	KITCHEN/HALF BATH REMODEL - ADD DORMER	
BP-23-244	\$ 50.00	5/11/2023	FANJOY BRYAN - GRAEFF EVELYN	23 PINE HILL CIR	\$ 2,000.00	ADD WALL TO SPLIT (1) BEDROOM/ADD DOOR	
BP-23-245	\$ 492.00	5/12/2023	RENEE B LEST LEBLANC - LEBLANC, RICHARD J	8 SPRING AVE	\$ 41,000.00	FULL DORMER TO FRONT OF HOME/2ND FL ALTERATIONS	
BP-23-246	\$ 600.00	5/12/2023	ROBERTA PEACH	4 SESAME ST	\$ 50,000.00	WINDOW REPLACEMENT/SIDING	THOMAS E WAITT
BP-23-247	\$ 120.00	5/12/2023	MATTHEW J MANGARELLI - MANGARELLI, DIANE	8 MT PLEASANT AVE	\$ 10,000.00	INSTALL 10x12 SHED	
BP-23-248	\$ 396.00	5/15/2023	MATHEWS, EDWARD B - LISA M MATHEWS	12 NELSON AVE	\$ 33,000.00	INSTAL SOLAR PANELS	DERLY R MORAES
BP-23-249	\$ 396.00	5/15/2023	SARAH J MURPHY - HAIMOVICH, ADRIAN	32 CRYSTAL ST	\$ 33,000.00	SOLAR PANEL INSTALL	DERLY R MORAES
BP-23-250	\$ 4,008.00	5/12/2023	MILLER, ANDREW - MCELHERNE, LAURA (TE)	11 GROVE ST	\$ 334,000.00	ADDITION AND INTERIOR RENOVATIONS	WILLIAM B DO CARMO
BP-23-251	\$ 132.00	5/16/2023	CONNELL, CHARLES D - JENNIFER S CONNELL	342 VERNON ST	\$ 11,000.00	REPLACE 6 WINDOWS	JEFFREY CONNORS
BP-23-252	\$ 924.00	5/15/2023	JAMES C ONEILL	14 WOODBRIAR RD	\$ 77,000.00	KITCHEN/BATH REMODEL	ERIC M DIONNE
BP-23-253	\$ 276.00	5/15/2023	HEATHER L OSWALD - HAYDEN, MATTHEW RYAN	17 VALE RD	\$ 25,000.00	BATHROOM REMODEL	ROBERT F TORO
BP-23-254	\$ 252.00	5/15/2023	IMMACULA DENIS	2 AVON CT	\$ 21,000.00	REPLACE REAR & FRONT DECK - FRONT PORCH ROOF TO STAY - NEW REAR DE	MARVIN ST JEAN
BP-23-255	\$ 432.00	5/16/2023	MAYRA TR ARAYA - ARAYA REAL ESTATE TRUST	274 VERNON ST	\$ 36,000.00	KITCHEN REMODEL-REMOVE LOAD BEARING WALL-INSTALL BEAM	LUIZ F BORGES
BP-23-256	\$ 50.00	5/17/2023	FRANCIS X & LINDA L CALNAN TRS - CALNAN 2021 REVOC TRUST, FRANCIS & LINDA	160 MAIN ST	\$ 2,000.00	INSTALL (1) KITCHEN WINDOW	JOHN S POLIZZOTTI
BP-23-257	\$ 660.00	5/17/2023	BERMAN REALTY II LLC	123 FOUNDRY ST	\$ 55,000.00	RENOVATE EXISTING STORAGE AREA TO DISPLAY AREA/RENOVATE STORAGE AREA (REAR) TO CONTRACTOR TRAINING AREA	Alexander G Kwmuntis
BP-23-258	\$ 60.00	5/17/2023	Francisco Romero	51 PUTNAM AVE	\$ 5,000.00	SELECTIVE INTERIOR DEMO	FRANCISCO ROMERO-IBARRA
BP-23-259	\$ 50.00	5/18/2023	MARK FLANAGAN - GUARINO, OLIVIA R	87 MYRTLE AVE	\$ 3,000.00	REPLACE (3) WINDOWS	Joseph A Guarino
BP-23-260	\$ 100.00	5/18/2023	601 EDGWATER LLC - %HOBBS BROOK MGMT LLC-AP	601 EDGEWATER DR	\$ 900.00	SET UP 20x40FT TENT	
BP-23-261	\$ 180.00	5/24/2023	JOANNE JANDRYS	410 SALEM ST, Unit 206	\$ 15,000.00	REMOVE AND REPLACE (1) PATIO DOOR	JAIME L MORIN
BP-23-262	\$ 72.00	5/24/2023	EDGARDO VARGAS - VARGAS, KARINA E	22 MOREL CIR	\$ 6,000.00	REMOVE AND REPLACE (1) WINDOW	JAIME L MORIN
BP-23-263	\$ 732.00	5/24/2023	ROBIN R HULBERT - SAGERT, JASON G	39 ANDREWS RD	\$ 61,000.00	REMOVE AND REPLACE (13) WINDOWS	JAIME L MORIN
BP-23-264	\$ 120.00	5/18/2023	RYBO INC	8 MYRTLE AVE	\$ 10,000.00	RAZE SINGLE FAMILY DWELLING	DARREN J RYAN
BP-23-266	\$ 240.00	5/22/2023	KUMPEL, WILLIAM L - PATRICIA M KUMPEL	26 LAFAYETTE ST	\$ 20,000.00	STRIP AND REROOF	MICHAEL J NUGENT
BP-23-268	\$ 100.00	5/22/2023	YOGENDRA N TR PATEL - PATEL, JIGNESH N TR - WAKEFIELD REALTY TRUST	377 LOWELL ST	\$ 1,000.00	SIGN (CASTLE BARBER SHOP)	ISAM HEJAZI
BP-23-269	\$ 120.00	5/24/2023	JOHN A JURCZAK - DIGRANDE, NANCY A	16 SUMMIT AVE	\$ 10,000.00	STRIP AND REROOF	WILLIAM R TRAHANT, JR
BP-23-271	\$ 50.00	5/23/2023	RUSSELL QUACKENBUSH - SAINTE-QUACKENBUSH, RUTH	25 SWANSEA RD	\$ 2,000.00	REPLACE BATHTUB	MARK R PIETROS
BP-23-272	\$ 100.00	5/23/2023	HUBBARD TR, ARTHUR J JR - BASC REALTY TRUST	8 ALBION ST	\$ 4,000.00	INSTALL (2) WINDOWS	FRANCIS X O'BRIEN
BP-23-273	\$ 240.00	5/23/2023	KEVIN T DESROSIERs - AVERSA, JACLYN	91 NAHANT ST	\$ 20,000.00	REBUILD EXISTING DECK PER PLANS	Sean C Keleghan

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BP-23-274	\$ 204.00	5/26/2023	JOYCE FANTASIA	11 ATWOOD AVE	\$ 17,000.00	REMOVE AND REPLACE (15) WINDOWS	ROBERT POCZOBUT
BP-23-276	\$ 1,620.00	5/24/2023	GARY J BERGENDAHL - BERGENDAHL, ROXANNE O - ROBINSON, CHERLY A ETAL	37 WILEY ST	\$ 135,000.00	SINGLE STORY ADDITION FOR MASTER BEDROOM & BATH	SCOTT E RAGUCCI
BP-23-277	\$ 72.00	5/24/2023	STANLEY W SHAW - LIANG, ADA Y	5 FELSMERE AVE	\$ 6,000.00	REPLACE FRONT DOOR	IRA G MALKIN
BP-23-278	\$ 432.00	5/24/2023	RICHARD E TR KOLINSKY - KOLINSKY, JEAN F TR - 18 OLD COLONY DR REALTY TRUST	18 OLD COLONY DR	\$ 36,000.00	REMOVE & REPLACE ABOVE GROUND POOL	
BP-23-279	\$ 252.00	5/25/2023	JONATHAN D ANDREW - GUNDY, AMANDA K	34 QUANNAPOWITT AVE	\$ 21,000.00	INSTALL (9) REPLACEMENT WINDOWS	JEFFREY CONNORS
BP-23-280	\$ 492.00	5/26/2023	KIMBALL, WAYNE A - CYNTHIA L KIMBALL	10 WOODVILLE CIR	\$ 41,000.00	STRIP AND RESIDE	
BP-23-281	\$ 100.00	5/25/2023	DANA TR RODRIGUES - PSDA TRUST	377 MAIN ST	\$ -	FIT OUT - TAKING OVER FOR PERMIT #BP-21-727	DAVID L MASSE
BP-23-282	\$ 132.00	5/25/2023	PATRICIA A STANTON TR - STANTON REVOCABLE TR, PATRICIA A	10 ROBERT ST	\$ 11,000.00	INSTALL (12) WINDOWS	MANUEL D VASCONCELOS
BP-23-283	\$ 180.00	5/25/2023	MELANIE H SOTER - SEARS, ERIC S	3 SUMMER ST	\$ 15,000.00	REMODEL (1ST FL) BATHROOM	WALTER P TEIXEIRA
BP-23-284	\$ 50.00	5/26/2023	MCISAAC, JOHN P - JOY A MCISAAC	681 MAIN ST	\$ 2,000.00	8X12 TEMPORARY SHED	
BP-23-285	\$ 180.00	5/26/2023	THOMAS W BERGSTROM - THIEU, HELENA N	83 GREENWOOD AVE	\$ 15,000.00	ADDING TO EXISTING DECK - 12X18	
BP-23-286	\$ 192.00	5/26/2023	MICHAEL JOHN DOLAN - LEONARD, CARLYNNE ELIZABETH	9 DANIEL RD	\$ 16,000.00	REPAIR DECK - NO EXPANSION OF FOOTPRINT	JAMES A FILARETOS
BP-23-287	\$ 1,596.00	5/26/2023	SAIMA QURESHI - QURESHI, RAUF	6 VELMA RD	\$ 133,000.00	INGROUND SWIMMING POOL & SPA, DECKING	STONE EDGE DESIGN CORPORATION
BP-23-288	\$ 180.00	5/31/2023	REBECCA D GILDING - CASTILLO, JAVIER E	12 HICKORY HILL RD	\$ 15,000.00	STRIP AND REROOF	CRAIG R COHEN
BP-23-289	\$ 368.00	5/30/2023	DANIEL J BLANCHARD - BLANCHARD, NICOLE C	14 KEELING RD	\$ 30,000.00	REMOVE AND REPLACES WALLS/CEILING IN BASEMENT DUE TO WATER DAMAGE. ADD 1/2 BATH, FRAME AND INSULATE.	DENNIS SULLIVAN
BP-23-290	\$ 2,400.00	5/30/2023	MATTHEW M HURLEY - HURLEY, ELISABETH M	86 KENDRICK RD	\$ 200,000.00	SIDE ADDITION TO INCLUDE FAMILY ROOM AND GARAGE	MATTHEW J BROOKS
BP-23-291	\$ 4,044.00	5/30/2023	SANDERSON RIBEIRO DO NASCIMENTO	123 PLEASANT ST	\$ 337,000.00	INTERIOR RENOVATIONS BOTH UNITS/ADDITION	SANDERSON DO NASCIMENTO
BP-23-292	\$ 50.00	5/30/2023	HOWLAND, FREDERICK A - MAUREEN GOODFELLOW-HOWLAND	3 COMMON ST	\$ 4,000.00	STRIP AND REROOF GARAGE	Jack I Golini Admiral Home Improvement
BP-23-294	\$ 108.00	5/30/2023	MARK S HENRY - HENRY, BARBARA A	67 GOULD ST	\$ 9,000.00	STRIP AND REROOF	Ralph J Burke
BP-23-295	\$ 588.00	5/31/2023	ROMAN CATHOLIC, ARCHBISHOP	1155 MAIN ST	\$ 49,000.00	STRIP AND REROOF (MAIN ROOF ONLY)	DANIEL A BURKE
BP-23-296	\$ 180.00	5/31/2023	JOSEPH FLYNN - FLYNN, ANABEL	12 DEXTERS LN	\$ 15,000.00	ENCLOSING EXISTING BACK DECK FOR 3 SEASON PORCH	CARMEN A GALASSO
BP-23-297	\$ 1,500.00	5/31/2023	Francisco Romero	51 PUTNAM AVE	\$ 125,000.00	SECOND STORY ADDITION	FRANCISCO ROMERO-IBARRA
BP-23-298	\$ 50.00	5/31/2023	JOSEPH P JR BOY	198 PLEASANT ST	\$ 3,000.00	INSTALL ENTRY DOOR IN EXISTING OPENING	AARON L BRADLEY
SMP-23-27	\$ 384.00	5/1/2023	MONICA L SANFORD - MCILLECE, COLIN B	229 OAK ST	\$ 32,000.00	INSTALL MULTI-ZONED DUCTLESS MITSUBISHI SYSTEM	ARTHUR W PICKETT
SMP-23-28	\$ 168.00	5/1/2023	MATTHEW I CLARK - CLARK, RAYMOND	12 MIDDLE ST	\$ 14,000.00	HVAC	Michael Carpenter
SMP-23-29	\$ 360.00	5/1/2023	PATRICK DOW	33 JUNIPER AVE	\$ 30,000.00	DUCTWORK, INSTALL MINI SPLIT, INSTALL VENTING	RYAN M BUCKLEY
SMP-23-30	\$ 384.00	5/3/2023	Warren Tolmen	5 LOVIS AVE	\$ 32,000.00	INSTALLATION OF 2 HEATING AND AC SYSTEMS - BASEMENT AND ATTIC	MICHAEL SHEPPARD
SMP-23-31	\$ 336.00	5/4/2023	SALVO MICHAEL - SALVO GENA M	12 ELM CREST RD	\$ 28,000.00	DUCTWORK AND GRILLS FOR HVAC SYSTEM	RUSSELL J CURLEY
SMP-23-32	\$ 144.00	5/15/2023	ROBERTO CORDERO	41 EMERSON ST	\$ 12,000.00	INSTALL HVAC SYSTEM	SCOTT E LEBOWITZ
SMP-23-33	\$ 480.00	5/25/2023	KRIKELES, BASIL C - MARTHA S KRIKELES	14 STRATHMORE RD	\$ 40,000.00	REPLACE (2) HEATPUMP SYSTEMS, (1) 3 TON CONDENSER/AIR HANDLER, (1) 4 TON CONDENSER/AIR HANDLER, (2) HYDRO COILS, (2) THERMOSTATS	Dennis Frazier
	\$ 39,038.00				\$ 3,207,553.00		