



**Town of Burlington
Planning Board
25 Center Street, Burlington MA 01803
Phone: 781-270-1645**

http://www.burlington.org/community_development/planning.php

APPLICATION FOR SITE PLAN APPROVAL

To: Town Clerk

Town of Burlington, Massachusetts

Date: December 22, 2025

The undersigned hereby submits the accompanying Site Plan of property in Burlington, MA for Approval under the requirements of Article IX, Section 9.3.0 of the Zoning Bylaw and the Regulation adopted thereunder.

(Please Print)

1. Applicant

EMAIL manoj@nvklearning.com

Name: Manoj Gandhi

Tel: 703-856-5240

Company: Foxboro Learning, LLC

Mailing Address: 21671 Bronte Place, Ashburn, VA 20147

Signature: *Kristine H. Hung*

Kristine H. Hung, Esquire, on behalf of the Applicant

2. Property Owner (if same as applicant, write "same")

EMAIL mike@pondfieldcommercial.com

Name: Michael Chapin and Jason Madden, TRS Pondfield Solo 401K Trust

Tel: 617-548-5565

Company: N/A

Mailing Address: 15 Boyce Street, Reading, MA 01867

Signature: *Michael Chapin*

3. Attorney or Legal Representative

EMAIL khung@riemerlaw.com

Name: Kristine H. Hung, Esquire

Tel: 617-880-3498

Company: Rierner & Braunstein LLP

Mailing Address: 700 District Ave, 11th Floor, Burlington, MA 01803

4. Engineer, Designer or Architect

EMAIL jkucich@bohlereng.com

Name: John Kucich, PE

Tel: 508-480-9900

Company: Bohler

Mailing Address: 50 Washington Street, Suite 2000, Westborough, MA 01581

5. Project Location & Description

Address:

0 Cambridge Street

Map/Parcel No. 35-115-0 Zoning District (s): One Family Dwelling (RO) and Water Resource Overlay

Lot Area: 3.82+/- Acres Existing GFA: N/A

GFA of Project: 11,000+/- sf Final Site GFA: 11,000+/- sf

Brief Description of Project(attach addt'l pages if needed):

The project entails the development of an 11,000+/- sf (2-story) daycare facility with associated playground area, parking lot and site improvements as detailed on the enclosed materials.

6. Deed of Property

Recorded in Middlesex South Registry.

Book 72987, Page 370 Date Acquired: 7/25/2019

7. Cost

Construction Cost: \$4,000,000 Type: ☒New ☐Reconstruction ☐Alteration

FILING INSTRUCTIONS

It is recommended that you call 781-270-1645 prior to filing an application to arrange a submission appointment with the Senior Planner

Upon completion of the application, file the following with the Planning Department:

- Completed original application (ALL PAGES)
- Twelve folded paper copies of the plan and any other documentation being submitted.
- One set of submittal material and plans must also be in electronic pdf format
- A certified abutters (within 300') list obtained from the Town Assessor's Office
- Application Fee (Check or Money Order made payable to The Town of Burlington)

The Planning Department will stamp the application "fee received", issue a receipt for the fee and retain the abutter's list, four copies of the plan and other documentation submitted along with the electronic copy. The original application and eight copies of the plan and other documentation will be returned to you for filing with the Town Clerk. This application is considered received on the date stamped by the Town Clerk.

The Town Clerk will stamp the application “received” and make 9 copies and return the original to the Planning Department. One copy will be retained for their records, the balance to be transmitted with the plans and documentation packages to the departments specified in the “Request for Recommendation on Site Plan” (pg. 3).

Planning Department:

Fee Received By (Stamp/Initial):

Fee: \$4,000.00

Receipt#: OpenGov # 40050

RECEIVED

By Planning Dept., Jennifer Gelinas at 2:19 pm, Dec 18, 2025

Town Clerk: (Stamp/Initial/Date)

Date Received: _____

Date Transmitted to Planning Board:

RECEIVED

By Town Clerk's Office at 10:47 am, Dec 22, 2025

REQUEST FOR RECOMMENDATION ON SITE PLAN

To: Board of Selectmen – Board of Health - Conservation Commission - Town Engineer
Department of Public Works - Fire Department - Police Department
Inspector of Buildings (Please consider Street Numbers and Names, among others, in your review of this plan)

According to the Site Plan Regulations in the Burlington Zoning Bylaw, your Board has the option to examine and to make recommendations on this plan and to submit your report to the Planning Department on or before
January 30, 2026 (35 days from date of transmittal by the Town Clerk).