



TOWN OF DURHAM
ZONING BOARD OF ADJUSTMENT
 8 NEWMARKET RD
 DURHAM, NH 03824
 PHONE: 603/868-8064
 www.ci.durham.nh.us

Fees paid 5/1/2026
 # 1066

RECEIVED
 Town of Durham

MAY - 1 2026

Planning, Zoning
 and Assessing

VARIANCE

Prior to seeking a variance, the property owner must have been denied a building permit by the Building Inspector or denied approval by the Planning Board.

Name of Applicant Timothy Collins

Address: 11 French Street Quincy MA 02171

Phone # _____ Email: _____

Owner of Property Concerned Al Graziano
 (If same as above, write "Same")

Address: 361 Durham Point Road Durham NH 03824
 (If same as above, write "Same")

Location of Property: 361 Durham Point Road Durham NH 03824
 (Street & Number)

Tax Map & Lot number 230/7/10/0

A Variance is requested from Article(s) XXI Section(s) 175-111.C.2.a & b of the Zoning Ordinance to permit:
175-112

To allow the size of a 24 foot wide driveway. See Attached documents.

All applications must include a statement explaining how the applicant meets each of the five (5) statutory requirements for granting a variance, (A) through (E), which are found on page 2. The Zoning Board of Adjustment may consider the variance application incomplete if these five statements have not been addressed. In addition, all applications must be accompanied by adequate plans and exhibits.

Owner Authorization and Signature:

1. I/we do hereby authorize Tim Collins to file this application with the Zoning Board of Adjustment, to appear before the Board and to act on my/our behalf.
2. I/we do hereby authorize members of the Zoning Board of Adjustment and/or staff to enter upon the property on the afternoon prior to the Zoning Board meeting for purposes of reviewing this application.
3. To the best of my/our knowledge the information contained in this application is complete and accurate.

Owner's Signature(s): [Signature] Date: May 1, 2026

Owner's Signature(s): _____ Date: _____

PRINTED NAME(S): Almerindo Graziano Date: May 1, 2026

PRINTED NAME(S): _____ Date: _____

Date: May 1, 2026

To: Town of Durham Zoning Board of Adjustment
8 New Market Road
Durham, NH 03824

From: Tim Collins
11 French Street
Quincy, MA 02171

Subject: Application for Variance – Driveway Width

Dear Members of the Zoning Board of Adjustment Board,

I am writing to formally request a variance for the property located at 361 Durham Post Road in Durham, New Hampshire. According to the town ordinance, the maximum allowable width for a residential driveway is 12 feet, even though the attached approved driveway location and plot plan from the Town Planner Michael Behrendt shows a driveway of 15 feet. However, my proposed driveway is 24 feet wide. Additionally, the driveway elevation exceeds 12 feet, which poses challenges for vehicles turning into and out of the driveway located at 361 Durham Point Road, with added difficulties from traffic coming out from Adams Point Road. Neighboring homes, as well as other private residences in the town that have recently added or repaved their driveways, do not comply with the town's ordinance, nor have they sought a variance. This situation appears to indicate selective enforcement by certain town employees.

1. The driveway, measuring 24 feet wide, is designed to enhance accessibility for larger vehicles, farming equipment, first responder vehicles and the ease of navigation for elderly family members with children, making it an asset for the neighborhood.
2. Situated on a challenging corner with significant elevation changes, the extra width of the driveway facilitates safer turns onto the street, thus promoting better traffic flow and reducing potential accidents.
3. The wider driveway not only contributes to the aesthetic appeal of neighboring homes but also aligns with community values by providing practical support for resident mobility, thereby fostering a welcoming environment.
4. Granting a variance for the driveway width respects the spirit of the ordinance, ensuring that public interest is maintained while addressing the unique challenges posed by the property's topography and location.

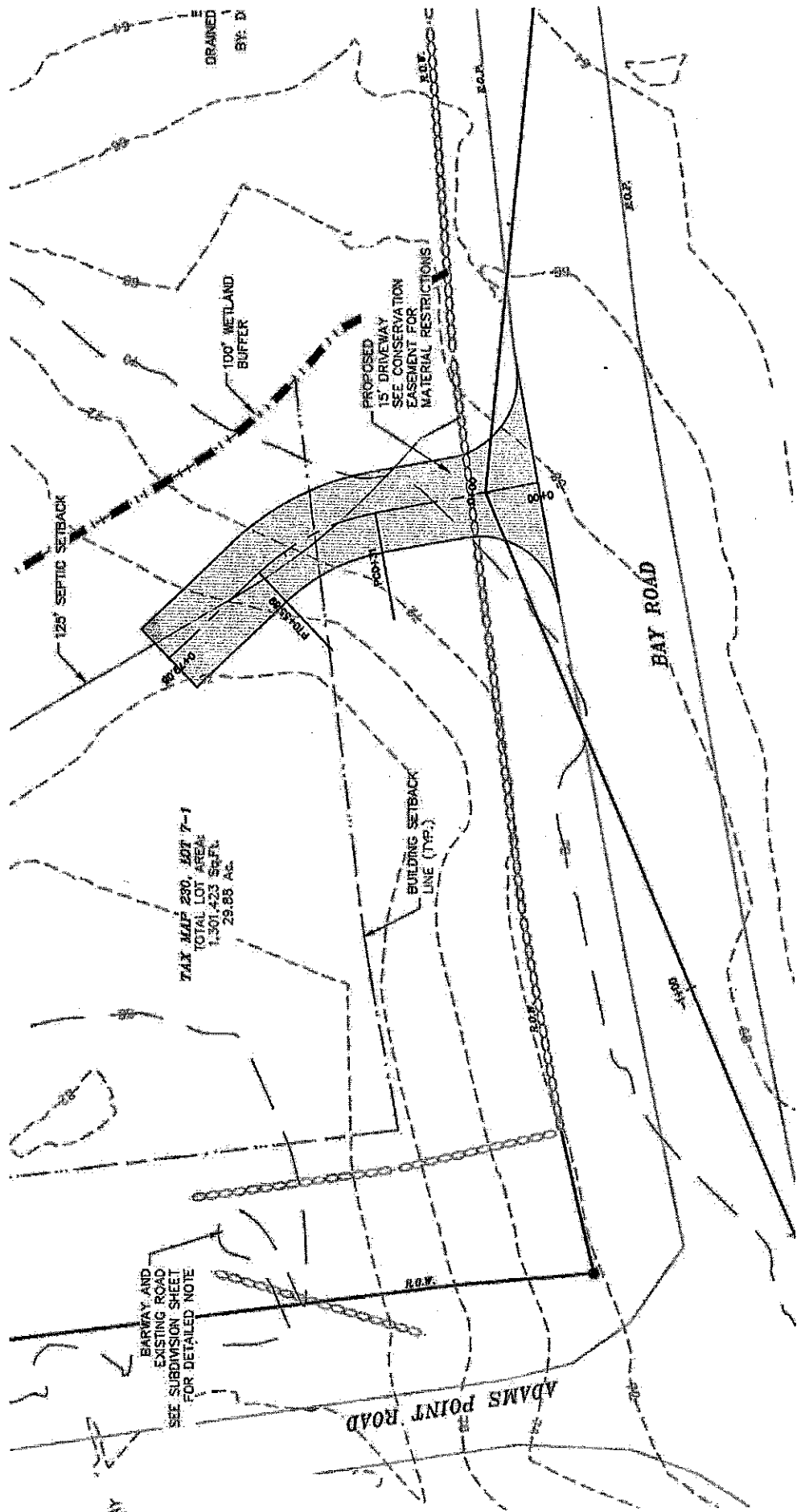
5. Literal enforcement of the 12-foot width requirement would create an unnecessary hardship, hindering access and compromising safety; thus, allowing the wider driveway serves substantial justice without diminishing property values in the vicinity.

Thank you for considering my application. I look forward to your favorable response.

Sincerely,

Tim Collins

Timothy Collins



E
BY: D

100' WETLAND
BUFFER

PROPOSED
15' DRIVEWAY
SEE CONSERVATION
EASEMENT FOR
MATERIAL RESTRICTIONS

125' SEPTIC SETBACK

TAX MAP 230, LOT 7-1
TOTAL LOT AREA:
1,301.423 SQ.FT.
29.85 AC.

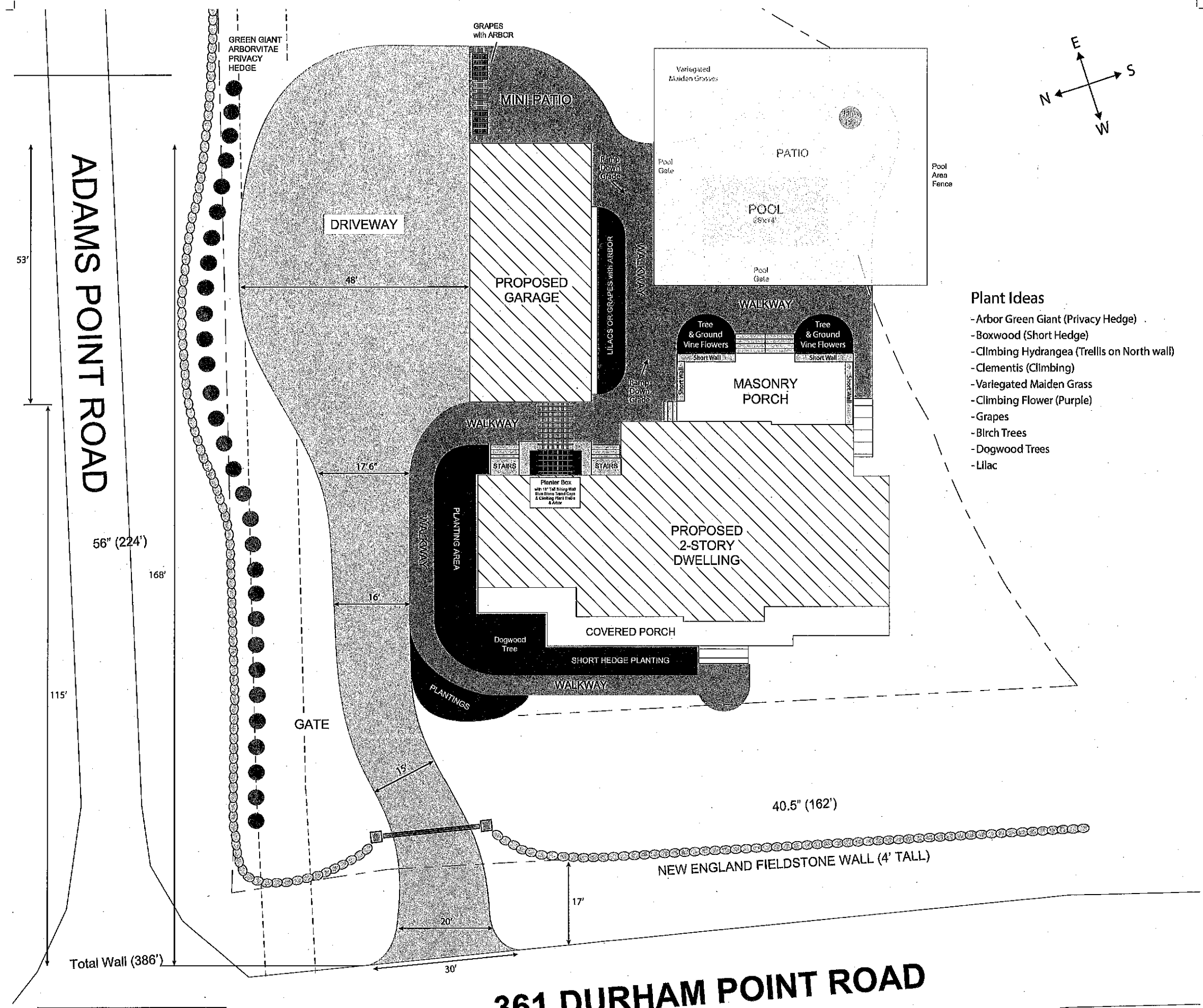
BUILDING SETBACK
LINE (TYP.)

HAY ROAD

BARWAY AND
EXISTING ROAD
SEE SUBDIVISION SHEET
FOR DETAILED NOTE

ADAMS POINT ROAD

N



- Plant Ideas**
- Arbor Green Giant (Privacy Hedge)
 - Boxwood (Short Hedge)
 - Climbing Hydrangea (Trellis on North wall)
 - Clematis (Climbing)
 - Variegated Maiden Grass
 - Climbing Flower (Purple)
 - Grapes
 - Birch Trees
 - Dogwood Trees
 - Lilac

361 Durham Point Rd., Durham NH
 Design by Chris Williamson
 chrisw944@gmail.com

361 DURHAM POINT ROAD