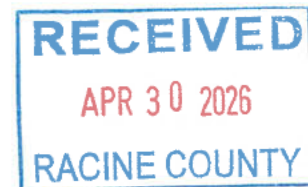


Amanda & Justin Thompson
740 Log Cabin Drive
Union Grove, WI 53182

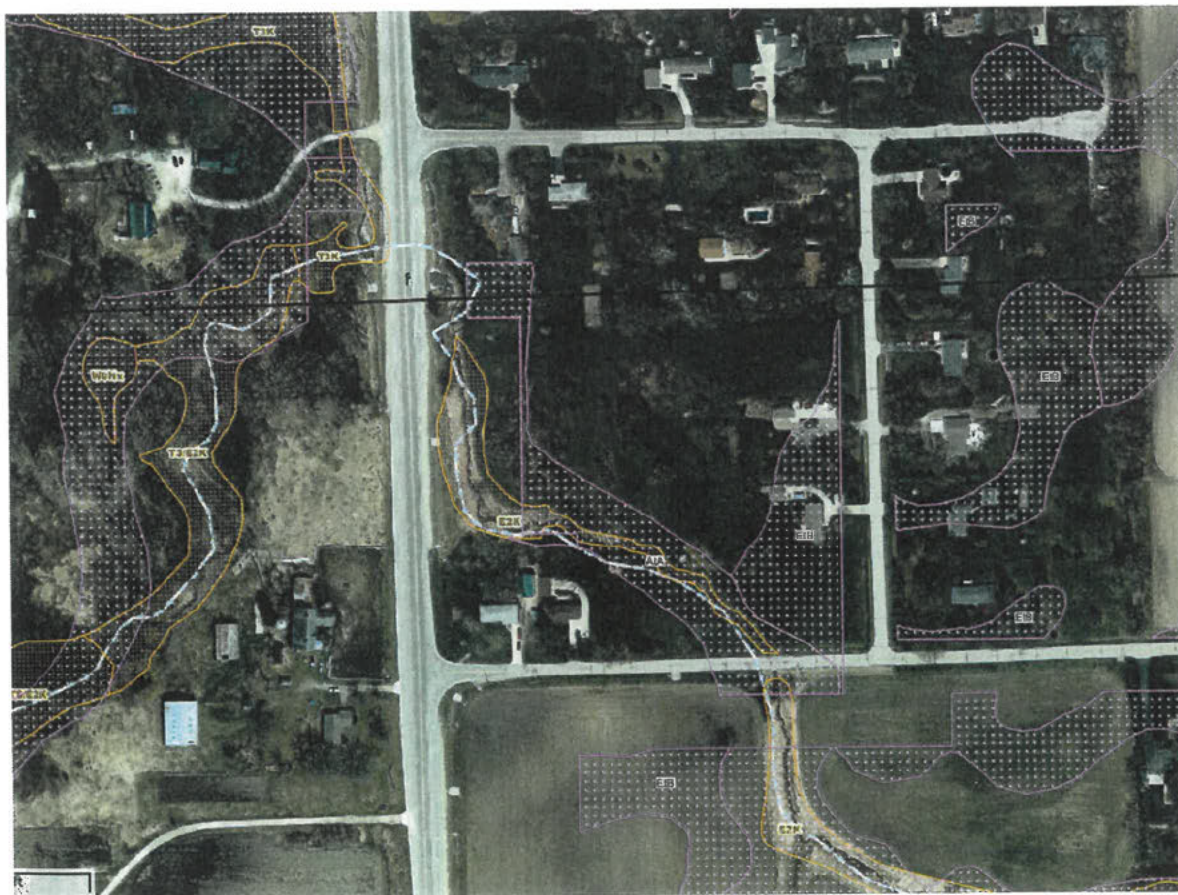


April 29, 2026

To Whom It May Concern:

We, Justin & Amanda Thompson, own parcel 194-03-21-17-025-000 in the Village of Yorkville. We also own a parcel in front of it which is where our home resides. The back 3.02 acres is zoned for residential, yet it is unable to be used for that. Since purchasing the property we have maintained it, all while not being able to use it for more than hiking and habitat restoration. Due to the land not being buildable we are asking for it to be rezoned as C-2 Conservation. By doing this, it will allow us to restore the land to its natural habitat, which is best for the Earth around it.

We were able to come to this conclusion not just on our own, but with the confirmation of professionals. Sonya Ponzi, a Wisconsin DNR representative, informed us that the land could potentially have wetlands associated with the waterway (creek) that runs through the property north to south. See the picture below that shows exactly where the creek runs and what would most likely be considered wetlands (the purple and yellow areas) if surveyed by a wetland delineator.



After speaking with Kevin Koehnke at WiDOT and Kathryn Kuecker who handles permits, we would not be able to have an access point to that parcel from Colony Avenue, Highway 45. They informed us that part of the area was a wetland/swamp (per the assessor) but not marked like that through DNR. The engineering department for Racine County confirmed that an access point from US45 would not be allowed either due to the elevation of the land. There is not a safe access point that would allow us to enter. With that said, we would only be able to access the land from our home address, 740 Log Cabin Drive, by extending the driveway back to it.

Since we are currently unable to use acreage on that parcel, we have already been working to restore it to a natural habitat. As of today, we have planted multiple types of trees and shrubbery in that area while maintaining the grass growing around the trees. To date, we have planted apple trees, red osier dogwoods, birch trees and arborvitaes to name a few. We have also added a bridge to make sure we can safely transport nutrients to plants no matter the location, so the creek is not a factor. The bridge has also been the only accessible way we can mow the bottom portion that runs near the creek. When we have heavy rains, such as the ones we had two weeks ago, it is challenging to get to the bottom and it remains wet for significant amounts of time.

Upon determining we needed to restore the land to a natural habitat for preservation, we have researched on our own the best practices. In addition, we recently contracted Bryan Perrizo, Wildlife Management Specialist, from Custom Game Land Services. While Bryan looked at how the habitat would benefit the wildlife, he strongly advised natural restoration would be beneficial because the Red Oak Savanna Habitat located on this property is exceptionally rare, as it is only found in .01% of Southern Wisconsin. That number is down from the 30% of coverage it once had. This savanna supports over 600 species of butterflies and other insects. The oaks and savannas are quickly disappearing in this area. Mr. Perrizo was also able to advise that planting prairie grasses will not only help stabilize the soil, but also provide coverage for wildlife. The full report from Mr. Perrizo is attached and can support our need to change the zoning to C-2.

Overall, rezoning the parcel to C-2 for conservation would benefit the land and the animals. The earth would be able to be restored to a natural state through vegetation planting and maintenance. The vegetation that is continuing to be planted is beneficial to wildlife, as their habitat is being restored.

We truly appreciate all of the time and effort you have already exerted hearing our case and hope you strongly consider our zoning change.

Sincerely,

Justin & Amanda Thompson

