



Rural estate proposals on the rise in Kenosha County

May 23, 2021

Story by Kenosha News

By Jill Tatge-Rozell
May 23, 2021

Developers with acreage in western Kenosha County are banking on executives looking to build a rural estate home.

Yet another rural estate community that would have homes assessed at upwards of \$1.5 million has been proposed, the second of its type within a week.

The Duck Pond, a 13-lot rural estate gated community on Highway K south of Highway 75 was given preliminary plat approval by the Paddock Lake Village Board last week.

It is a similar concept to one proposed the week prior in Wheatland. Both would feature large home sites that vary in acreage and border a body of water.

The Duck Pond, proposed by S.R. Mills, owner of Bear Development, is a 72-acre property. Home sites would range in size from 3-12 acres. The pond itself is 17 acres.

“We have an 11-lot subdivision very similar to this on Highway 50 called The Reserve,” Mills said. “That almost backs up against the Duck Pond. We’ve been very successful and have sold out all 11 of those lots.”

The Reserve was approved just prior to the recession and took quite a while to sell out. Mills said he feels the market is ripe once again for upscale estate properties.

“We just believe the marketplace right now is very good for this type of a development,” Mills said. “People are migrating here from south of the border and other places. There is lots of business and commerce going on up and down the I-94 corridor and these would be properties at the upper end of the market. There are certainly those types of executives who would be looking for this type of property.”

Project manager Dan Szczap estimates the homes will range in value from \$750,000 to \$1.5 million.

The Wheatland proposal by Joe Glasder of J. Scott Builders of Crystal Lake, Ill., is for a 32-lot subdivision off of Highway P with a five-acre minimum lot size. The property borders Dyer Lake, a 61-acre lake that also shares its shoreline with Camp Oh Da Ko Ta Boy Scout Camp.