



No.	Name	Type	Single-family Units	Multi-family Units	Status
1	Wood Ranch	Duplexes, Triplexes	0	36	
2	Luisi Acres	Single-Family Tract	80	0	TENTATIVE
3	Lance Lane Estates	Single-Family Tract	84	0	TENTATIVE
4	Willow Springs	Single-Family Tract	140	0	TENTATIVE
5	Rivers Edge Unit No. 3	Single-Family Tract	20	6	TENTATIVE
6	Highland Park Estates at Shannon Ranch	Single-Family Small Lots	223	0	TENTATIVE
7	Highland Park Estates	Single-Family Tract	54	0	TENTATIVE
8	River Run Ranch 5-7	Senior Citizen Duplexes	104	0	TENTATIVE
9	Visalia Palms	Single-Family Tract	0	66	TENTATIVE
10	Meadow @ Caldwell VII	Single-Family Tract	0	43	TENTATIVE
11	La Dolce Villas	Townhouses	0	11	TENTATIVE
12	Garden Street Subdivision	Duplexes	0	6	TENTATIVE
13	Shannon Ranch 3	Single-Family Tract	182	0	TENTATIVE
14	Orchard Walk	Single-Family Tract	104	0	TENTATIVE
15	Diamond Oaks	Single & Multi-Family Tract	168	24	TENTATIVE
16	Pheasant Ridge Unit 7 Phase 4	Senior Citizen Townhouses	0	32	TENTATIVE
17	Campo Estates	Single-Family Tract	51	0	TENTATIVE
18	Southern Highlands / Rancho Verde	Single & Multi-Family Small Lots	71	48	TENTATIVE
19	La Fortuna	Single-Family Tract	7	0	TENTATIVE
20	The Grove	Single-Family "Five Pack" & Apartments	53	44	TENTATIVE
21	Houdini Acres	Single-Family & Duplexes	8	4	TENTATIVE
22	Lowery West	Single-Family Tract	218	0	TENTATIVE
23	Cherry Creek	Single-Family Tract	45	0	TENTATIVE
24	Candelas	Single-Family Tract	149	0	TENTATIVE
25	Rose Estates	Single-Family Tract	6	0	TENTATIVE
26	Teagan Ranch	Single-Family Tract	8	0	TENTATIVE
27	River Island Ranch	Single-Family Tract	239	0	TENTATIVE
28	Quintana De Oro	Single-Family Tract	14	0	TENTATIVE
29	Sterling Oaks Unit 1	Single-Family Tract	91	0	UNBUILT
30	Deelyna Ranch Ph.2 (Wood Ranch Ph.4)	Single-Family Tract	34	0	UNBUILT
31	Emerald Creek	Single & Multi-Family Tract	40	18	UNBUILT
32	Willow Springs Unit 1	Single-Family Tract	26	0	UNBUILT
33	Los Pinos	Single-Family Tract	21	0	UNBUILT
34	Quail River Apartments	Apartments	0	146	UNBUILT
35	Diamond Oaks Multi-family	Apartments	0	182	UNBUILT
36	East Haven Duplexes	Duplexes	0	15	UNBUILT
37	Visalia Apartments	Apartments	0	200	UNBUILT
38	Bonadventure Unit 2 Phase 2	Single-Family Custom Homes	11	0	ACTIVE CUSTOM
39	La Valencia	Single-Family Custom Homes	35	0	ACTIVE CUSTOM
40	Northgate Estates	Single-Family Custom Homes	16	0	ACTIVE CUSTOM
41	Da Vinci at Bella Sera	Single-Family Custom Homes	32	0	ACTIVE CUSTOM
42	Oak Meadow Estates No. 5	Single-Family Custom Homes	10	0	ACTIVE CUSTOM
43	Riggan Ranch	Single-Family Custom Homes	33	0	ACTIVE CUSTOM
44	Stonelight Estates	Single-Family Custom Homes	8	0	ACTIVE CUSTOM
45	Hill Estates	Single-Family Custom Homes	30	0	ACTIVE CUSTOM
46	Pinkham Ranch	Single-Family Custom Homes	17	0	ACTIVE CUSTOM
47	Los Gatos	Single-Family Custom Homes	9	0	ACTIVE CUSTOM
48	Oakglen Estates	Single-Family Custom Homes	15	0	ACTIVE CUSTOM
49	Cobblestone Estates II, Unit 3	Single-Family Custom Homes	18	0	ACTIVE CUSTOM
50	Pheasant Ridge Unit No 2 Phase 1	Single-Family Tract	9	0	ACTIVE TRACT
51	Quail River	Single-Family Tract	323	0	ACTIVE TRACT
52	Riverwood Unit 2	Duplexes, Triplexes	0	29	ACTIVE TRACT
53	Shannon Ranch 3 Units 1, 2, 3, 4 & 6	Single-Family Tract	145	0	ACTIVE TRACT
54	Pine River Ranch Estates Phase 1	Single-Family Tract	56	0	ACTIVE TRACT
55	River Run Ranch Phase 5	Single-Family Tract	54	0	ACTIVE TRACT
56	Rancho Santa Fe Estates Unit 3 Phase 1	Single-Family Tract	38	0	ACTIVE TRACT
57	Shannon Ranch 3 Units 13 & 14	Single-Family Tract	63	0	ACTIVE TRACT
58	Riversend Village Unit 9	Single-Family Tract	25	0	ACTIVE TRACT
59	Kayenta Crossing	Single-Family Tract	90	0	ACTIVE TRACT
60	Pine River Ranch Estates Phase 2	Single-Family Tract	88	0	ACTIVE TRACT
61	Riverbend Village Unit 8	Single-Family Tract	28	0	ACTIVE TRACT
62	San Sebastian III	Single-Family Tract	9	0	ACTIVE TRACT
63	Deelyna Ranch Ph.1 (Wood Ranch Ph.3)	Single-Family Tract	43	0	ACTIVE TRACT
64	Eagle Meadows	Single-Family Tract	94	0	ACTIVE TRACT
65	Campo Estates Unit 1	Single-Family Tract	50	0	ACTIVE TRACT
66	Shannon Ranch 3 Units 5, 7 & 8	Single-Family Tract	81	0	ACTIVE TRACT
67	Luisi Acres Unit 5 Phase 1	Single-Family Tract	30	0	ACTIVE TRACT
68	Reimer	Single-Family Tract	65	0	ACTIVE TRACT
69	Quail Park Senior Independent Living	Senior Citizen Independent Living	0	100	ACTIVE TRACT
70	East Oak Estates Unit No 2	Single-Family Custom Homes	37	0	COMPLETE
71	Kirkwood Estates Unit No 3	Single-Family Tract	37	0	COMPLETE
72	Luisi Acres Unit No 3	Single-Family Tract	31	0	COMPLETE
73	Valley Palms	Single-Family Custom Homes	36	0	COMPLETE
74	Silver Oaks Unit 3	Single-Family Tract	85	0	COMPLETE
75	Valley Oak	Single-Family Custom Homes	28	0	COMPLETE
76	Di Mello Toscana	Single-Family Tract	116	0	COMPLETE
77	Catalina	Single-Family "Five Pack"	51	0	COMPLETE
78	Country Club Apartments	Apartments	0	168	COMPLETE

- CITY LIMITS
- TENTATIVE
- UNBUILT/PERMILINARY
- ACTIVE - CUSTOM HOMES
- ACTIVE - TRACT HOMES
- ALL PERMITS ISSUED/BUILT OUT

City of Visalia Residential Development Activity

Tentative Maps represent portions or entirities of Tentative Subdivision Maps which have received approval and have not been finalized / recorded.
Final Maps represent portions or entirities of subdivision maps which have been finalized / recorded and contain vacant undeveloped lots. Last map update: January 9, 2019

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