2025 Comprehensive Plan Map Series
Table of Contents

1  Future Land Use
2  2004 Land Cover
3  Public Land
4  Wetlands
5  Flood Zones
6  Education Facilities
7  Parks and Recreation
8  Identified Historic Resources
9  Archaeological Distribution
10 General Soils
11 Water Supply Wells
12 Topography
13 Environmental Sensitive Lands
14 Evacuation Routes
15 Coastal High Hazard Areas
16 Road Classification
17 Traffic Circulation Plan
18A Planned Public School Facilities & Ancillary Plants By Type
18B Planned Public School Facilities & Ancillary Plants - Five Year
18C Planned Public School Facilities & Ancillary Plants - Longe Range
19 Energy Conservation
The purpose of the Comprehensive Plan is to effectively manage growth and development, including areas of current development and anticipated future development. It is used to identify and designate areas of current development and anticipated future developments.
The purpose of the Comprehensive Plan is to effectively manage growth and development in a way that protects and enhances the natural areas, ecosystems, and habitats that exist in St. Johns County, Florida.
The purpose of the Comprehensive Plan is to effectively manage growth and development. A Flood Zone is an area subject to damage by flooding. Flood Zones are designated to support floodplain management, mitigation and insurance activities. Map Revisions are provided by FEMA and represent areas of anticipated future development which satisfy demand for the National Flood Insurance Program.

Flood Zones:
- ZONE A1 - Areas subject to a 0.2% annual chance flood with average depths of more than 1 foot.
- ZONE A - Areas subject to a 1% annual chance flood (100-year flood), also known as the Base Flood. The Base Flood is the flood elevation of being equaled or exceeded on average once every 100 years. The 1% annual chance flood is the annual chance flood with average depths of less than 1 foot.
- ZONE AE - Areas subject to a 1% annual chance flood with average depths of less than 1 foot.
- ZONE X - Areas determined to be outside the 0.2% annual chance flood (100-year flood).
- ZONE OR - Coastal flood area with existing coastal development.
- ZONE EF - Coastal flood area with existing non-coastal development.
- ZONE SF - Coastal flood area with existing floodplain Management.

Map Revisions:
- LOMC - Letters of Map Change
- LOMC Data Revised
- LOMC Data Not Revised

Coastal Barrier Resources Act (CBRA) Zones:
- CBRA Zones

Legend:
- Flood Zone Notes
- Map Revisions

St. Johns County Growth Management Department
4040 Lewis Speedway
St. Augustine, FL 32084
Ph. (904) 209-0594
St. Johns County GIS
Data provided by FEMA and represent areas of affected or anticipated flood changes.

St. Johns County GIS
Service evaluation for map preparation for
the St. Johns County Growth Management Department (CSW)

Map Released 08.17.2014

St. Johns County, FL 32084
A1A Beach Blvd
2025 Comprehensive Plan
St. Johns County, Florida

© 2014 St. Johns County GIS

This map is for reference only. Data provided are deemed to be accurate within reason and are subject to change. The County makes no warranty or representation regarding the accuracy or completeness of data shown herein.
The Education Facilities map displays the locations of public and private schools in St. Johns County.

Education Facilities Notes

Data Source and Use

The Education Facilities map displays the locations of public and private schools in St. Johns County.

Cooperative Planning

The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which typically demand where facilities in a cost-efficient and environmentally acceptable manner.

Comprehensive Plan

The Education Facilities map is designed to assist in the planning for new schools that will be needed in the future. The data is used to determine the types of schools that will be needed in the future.

Data Source

The data used in the Education Facilities map is from the St. Johns County School Board.

Disclaimer

The St. Johns County School Board and the Growth Management Department disclaim all responsibility for the accuracy or completeness of the data presented in this map.

Legend

Public School

Private School

Elementary School

Middle School

High School

Note:

The map is a representation of the locations of public and private schools in St. Johns County. The map is designed to assist in the planning for new schools that will be needed in the future.

Data Source and Use

The Education Facilities map is designed to assist in the planning for new schools that will be needed in the future. The data is used to determine the types of schools that will be needed in the future.

Comprehensive Plan

The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which typically demand where facilities in a cost-efficient and environmentally acceptable manner.

Education Facilities Notes

The Education Facilities map displays the locations of public and private schools in St. Johns County.

Data Source

The data used in the Education Facilities map is from the St. Johns County School Board.

Disclaimer

The St. Johns County School Board and the Growth Management Department disclaim all responsibility for the accuracy or completeness of the data presented in this map.
The purpose of the comprehensive plan is to effectively manage growth and development within St. Johns County, while maintaining quality of life for residents and visitors. The plan is designed to balance economic growth with environmental protection, ensuring a sustainable future for the community.

Key Features of the Comprehensive Plan:
- Land use classification and zoning
- Transportation and infrastructure planning
- Environmental protection and conservation
- Open space and parks
- Housing and development
- Community facilities and services

The comprehensive plan is intended to guide decision-making at all levels of government, including local municipalities, as well as private developers, to ensure that development is coordinated and sustainable.

For more information on the comprehensive plan, please visit the St. Johns County website or contact the Planning and Development Services Department.
The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner.

Archaeological Distribution Note:
The Archaeological Distribution map shows the generalized distribution throughout St. Johns County of identified archaeological sites.

Archaeological Distribution Notes:

- Discretionary criteria for Archaeological Distribution: considerations served as a basis for the approval of the State of Florida Division of Historic Resources.

DISCLAIMER:
This map is for reference only. Data provided are derived from multiple sources with varying levels of accuracy. The St. Johns County GIS Division disclaims all responsibility for the accuracy or completeness of the data shown hereon.
The purpose of the Comprehensive Plan is to effectively manage growth and development. This data is used by Growth Management as a water resource planning tool to protect the area around aquifers. These strategies are designed to balance the quantity and quality of water which provide ground water to public water supply systems.

Public Utility Water Supply Wells:
Public Utility Water Supply Wells represent public utility wells permitted by the St. Johns River Water Management District. This data is used by Growth Management as a water resource planning tool to protect the area around aquifers. These strategies are designed to balance the quantity and quality of water which provide ground water to public water supply systems.

Comprehensive Plan:
The purpose of the Comprehensive Plan is to effectively manage growth and development. This data is used by Growth Management as a water resource planning tool to protect the area around aquifers. These strategies are designed to balance the quantity and quality of water which provide ground water to public water supply systems.

Legend
Public Utility Water Supply Wells
Elevation Notes
St. Johns County 2008 Elevation Model

The 2008 elevation model is generated from the 2008 lidar data using a PCI Geomatics software package. Elevation accuracy is provided here as reference to the above stated datum. Elevation values are based on the North American Vertical Datum of 1988 (NAVD88). Data Collection Date Acquisition: February 14th - 19th, 2008.

Datum 1988 (NAVD88).

This map is for reference only. Data provided are derived from multiple sources with varying levels of completeness. St. Johns County Growth Management Department shall not be held liable for the accuracy or completeness of the data herein.
The purpose of the Comprehensive Plan is to effectively manage growth and development where feasible, in a cost-efficient and environmentally acceptable manner.

St. Johns County recognizes the value of protecting the natural resources of the County for existing and future generations, and ensues that development is consistent with the value of the environment.

Environmental Sensitive Lands: Notes

GIS Data Library. Data depicted should only be used for general reference, not for legal purposes or detailed analysis.

The St. Johns County GIS Division disclaims all responsibility for the accuracy or completeness of data shown hereon.

Data Sources and Use

GIS data is provided by various sources including, but not limited to: Natural Resources Division, Office of the Attorney General, Office of State Attorneys, St. Johns County, Florida, United States Fish and Wildlife Service, U.S. Army Corps of Engineers, National Geographic, St. Johns County, Florida, St. Johns County Planning Department, Florida Department of Environmental Protection, and private sector. Therefore, the St. Johns County Growth Management Department encourages users to validate the accuracy of the data as necessary. The St. Johns County GIS Division does not guarantee the accuracy or applicability of the data. The Spatial Data and Web services are provided "as is" and without warranty of any kind, whether express or implied. Use of this Service is at your own risk.

Disclaimer

This map is for reference only. Data provided are derived from various sources and are not necessarily complete or accurate. The St. Johns County Growth Management Department does not assume any liability or responsibility for the accuracy or completeness of data shown hereon.
The purpose of the Comprehensive Plan is to effectively manage growth and development which satisfy demand by designating areas of anticipated future development. The Comprehensive Plan is to effectively manage growth and development in St. Johns County, Florida.
The purpose of the Comprehensive Plan is to effectively manage growth and development in controlling proposed development and protecting the coastal environment. CHHA information is derived from the Storm Surge Inundation Model (SSIM) and the Sea, Lake and Overland Surges from Hurricanes (SLOSH) computerized storm surge model. Coastal High Hazard Areas map sheets show areas below the elevation of the Category 1 storm surge line as established by a low, lake and directed surge from Hurricanes (NIMBUS) computerized storm surge model.

Coastal High Hazard Areas: The Coastal High Hazard Area map sheets show areas below the elevation of the Category 1 storm surge line as established by a low, lake and directed surge from Hurricanes (NIMBUS) computerized storm surge model.

Comprehensive Plan: The purpose of the Comprehensive Plan is to effectively manage growth and development where feasible, in a cost-efficient and environmentally acceptable manner.
The purpose of the Comprehensive Plan is to effectively manage growth and development in St. Johns County, Florida. The Comprehensive Plan is designed to facilitate sustainable growth and development while protecting the natural environment and preserving open space. It is updated periodically to reflect changes in population, economy, and environmental conditions.

Road Classification:
Road Classification is the system of categorizing streets and highways grouped into classes or systems, according to the functional character of service they provide.

Comprehensive Plan:
The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner.
The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner.

Planned Public School Facilities & Ancillary Plants by Type:

2025 Comprehensive Plan
St. Johns County, Florida

Legend
Concurrence Service Areas
- Airport
- Concurrency
- Port
- Ocean
- St. Augustine

School Sites
K-8 School (1 Total)
Alternate School (1 Total)
Elementary School (1 Total)
High School (1 Total)
Middle School (1 Total)

Planned Public School Facilities and Ancillary Plants by Type Notes
The Existing Public School Facilities and Ancillary Plants by Type map is a component of the School Concurrency System. This map displays the location of St. Johns County School District schools and Ancillary Plants categorized by type. This data is based on existing facilities as of 2008.

Comprehensive Plan:

The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner. The purpose of the Comprehensive Plan is to effectively manage growth and development by designating areas of anticipated future development which satisfy demand where feasible, in a cost-efficient and environmentally acceptable manner.
The purpose of the Comprehensive Plan is to effectively manage growth and development in St. Johns County. It provides a framework for planning and decision-making to ensure facilities are in a cost-efficient and environmentally acceptable manner.

**Comprehensive Plan**

1. **School Sites**
   - High School (7 Total)
   - Elementary School (7 Total)
   - Middle School (7 Total)
   - Elementary School (7 Total)
   - High School (7 Total)
   - Middle School (7 Total)

2. **Ancillary Plants**
   - Five Year Notes

**Facilities Work Plan**

This data is based on existing facilities and the work plan as of 2008. Schools listed in text boxes do not have an identified site at this time.

**Legend**

- Concurrency Service Areas
  - High School
  - Elementary School
  - Middle School
  - Ancillary Plants

**St. Johns County Schools**

- Existing facilities
- Future development
- Existing facilities
- Future development

**Contact Information**

St. Johns County
Growth Management Department
300 Waterside Parkway
St. Augustine, FL 32084
(904) 825-8800

Data Source: St. Johns County School District and other local government entities.

Disclaimer: The information provided is intended for general reference only. It is subject to change and should not be considered as a substitute for professional advice.
The goal of St. Johns County and its municipalities is to coordinate with the Growth Management Department Comprehensive Plan: Schools and Ancillary Plants and those planned within the twenty-year portion of the Five Year District Concurrency System. This map displays the location by type of both existing St. Johns County School District Schools and Ancillary Plants and those planned within the twenty-year portion of the Five Year District Concurrency System. The Planned Public School Facilities and Ancillary Plants Long Range map is a component of the School Comprehensive Plan: 2025 St. Johns County, Florida Map Adopted: August 17, 2010

Legend

Concurrence Service Areas

- High School (7 Total)
- Middle School (7 Total)
- Elementary School (7 Total)
- K-8 School (7 Total)

School Sites

- North Central
- South
- Central
- Northwest

GEOGRAPHIC DESIGNATION TO BE DETERMINED

ELEMENTARY

1 K-8

2 HIGH

2 ELEMENTARY

2 MIDDLE

1 K-8

2 HIGH

2 MIDDLE

3 K-8

2 HIGH

3 MIDDLE

2 HIGH

Planned Public School Facilities and Ancillary Plants - Long Range

Map 18C

St. Johns County, Florida

DISCLAIMER

This map is for information only. Data provided are derived from multiple sources with varying levels of accuracy. The St. Johns County GIS Division disclaims all responsibility for the accuracy or completeness of data or information.
Energy Conservation

2025 Comprehensive Plan
St. Johns County, Florida

The purpose of the Comprehensive Plan is to effectively manage growth and development in a way that will advance energy efficiency, encourage green building practices and prevent greenhouse gas emissions. The Energy Conservation Map depicts areas of anticipated future development which satisfy demand for energy conservation. Energy Conservation Areas include strategies that will maximize energy efficiency, encourage green building practices and prevent greenhouse gas emissions. Energy Conservation Notes are designated on the map as Energy Conservation Areas. These areas are designated as either Energy Conservation Areas or Carbon Sequestration Areas, which represent an effort to reduce harmful climate changing greenhouse gases, as described in the Environmental Note section.

Energy Conservation Notes

Energy Conservation Areas are designated in locations where feasible, in a cost-efficient and environmentally acceptable manner.