



DEPARTMENT OF HOMELAND SECURITY

Federal Emergency Management Agency

[Docket ID FEMA-2025-0002; Internal Agency Docket No. FEMA-B-2555]

Changes in Flood Hazard Determinations

AGENCY: Federal Emergency Management Agency, Department of Homeland Security.

ACTION: Notice.

SUMMARY: This notice lists communities where the addition or modification of Base Flood Elevations (BFEs), base flood depths, Special Flood Hazard Area (SFHA) boundaries or zone designations, or the regulatory floodway (hereinafter referred to as flood hazard determinations), as shown on the Flood Insurance Rate Maps (FIRMs), and where applicable, in the supporting Flood Insurance Study (FIS) reports, prepared by the Federal Emergency Management Agency (FEMA) for each community, is appropriate because of new scientific or technical data. The FIRM, and where applicable, portions of the FIS report, have been revised to reflect these flood hazard determinations through issuance of a Letter of Map Revision (LOMR), in accordance with Federal Regulations. The current effective community number is shown in the table below and must be used for all new policies and renewals.

DATES: These flood hazard determinations will be finalized on the dates listed in the table below and revise the FIRM panels and FIS report in effect prior to this determination for the listed communities.

From the date of the second publication of notification of these changes in a newspaper of local circulation, any person has 90 days in which to request through the community that the Deputy Associate Administrator for Insurance and Mitigation reconsider the changes. The flood hazard determination information may be changed during the 90-day period.

ADDRESSES: The affected communities are listed in the table below. Revised flood hazard information for each community is available for inspection at both the online location and the respective community map repository address listed in the table below. Additionally, the current effective FIRM and FIS report for each community are accessible online through the FEMA Map Service Center at <https://msc.fema.gov> for comparison.

Submit comments and/or appeals to the Chief Executive Officer of the community as listed in the table below.

FOR FURTHER INFORMATION CONTACT: David Bascom, Acting Director, Engineering and Modeling Division, Risk Analysis, Planning & Information Directorate, FEMA, 400 C Street SW, Washington, DC 20472, or (e-mail) david.bascom@fema.dhs.gov; or visit the FEMA Mapping and Insurance eXchange (FMIX) online at https://www.floodmaps.fema.gov/fhm/fmx_main.html.

SUPPLEMENTARY INFORMATION: The specific flood hazard determinations are not described for each community in this notice. However, the online location and local community map repository address where the flood hazard determination information is available for inspection is provided.

Any request for reconsideration of flood hazard determinations must be submitted to the Chief Executive Officer of the community as listed in the table below.

The modifications are made pursuant to section 201 of the Flood Disaster Protection Act of 1973, 42 U.S.C. 4105, and are in accordance with the National Flood Insurance Act of 1968, 42 U.S.C. 4001 *et seq.*, and with 44 CFR part 65.

The FIRM and FIS report are the basis of the floodplain management measures that the community is required either to adopt or to show evidence of having in effect in order to qualify or remain qualified for participation in the National Flood Insurance Program (NFIP).

These flood hazard determinations, together with the floodplain management

criteria required by 44 CFR 60.3, are the minimum that are required. They should not be construed to mean that the community must change any existing ordinances that are more stringent in their floodplain management requirements. The community may at any time enact stricter requirements of its own or pursuant to policies established by other Federal, State, or regional entities. The flood hazard determinations are in accordance with 44 CFR 65.4.

The affected communities are listed in the following table. Flood hazard determination information for each community is available for inspection at both the online location and the respective community map repository address listed in the table below. Additionally, the current effective FIRM and FIS report for each community are accessible online through the FEMA Map Service Center at <https://msc.fema.gov> for comparison.

(Catalog of Federal Domestic Assistance No. 97.022, "Flood Insurance.")

Jeffrey Jackson

*Deputy Assistant Administrator, Federal Insurance Directorate, Resilience,
Federal Emergency Management Agency,
Department of Homeland Security.*

State and county	Location and case No.	Chief executive officer of community	Community map repository	Online location of letter of map revision	Date of modification	Community No.
Arizona: Coconino.	Unincorporated areas of Coconino County (24-09-0306P).	The Honorable Patrice Horstman Chair of the Board, Coconino County 219 East Cherry Avenue Flagstaff, AZ 86001.	Coconino County Community Development 2500 North Fort Valley Road, Building 1 Flagstaff, AZ 86001.	https://msc.fema.gov/portal/advanceSearch .	Oct. 17, 2025	040019
Arizona: Maricopa.	City of Buckeye (24-09-0657P).	The Honorable Eric Orsborn Mayor, City of Buckeye 530 East Monroe Avenue Buckeye, AZ 85326.	City Hall 530 East Monroe Avenue Buckeye, AZ 85326.	https://msc.fema.gov/portal/advanceSearch .	Oct. 14, 2025	040039
Arizona: Maricopa.	City of Peoria (24-09-0480P).	The Honorable Jason Beck Mayor, City of Peoria 8401 West Monroe Street Peoria, AZ 85345.	City Hall 8401 West Monroe Street Peoria, AZ 85345.	https://msc.fema.gov/portal/advanceSearch .	Oct. 24, 2025	040050
Arkansas: Washington.	City of Elkins (24-06-2439P).	The Honorable Troy Reed Mayor, City of Elkins 1874 Stokenbury Road Elkins, AR 72727.	City Hall 1874 Stokenbury Road Elkins, AR 72727.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	050214
California: Riverside.	City of Menifee (24-09-0974P).	Armando G. Villa City Manager, City of Menifee 29844 Haun Road Menifee, CA 92586.	City Hall 29844 Haun Road Menifee, CA 92586.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	060176
California: Riverside.	City of Murrieta (24-09-0974P).	The Honorable Cindy Warren Mayor, City of Murrieta 1 Town Square Murrieta, CA 92562.	City Hall 1 Town Square Murrieta, CA 92562.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	060751

State and county	Location and case No.	Chief executive officer of community	Community map repository	Online location of letter of map revision	Date of modification	Community No.
California: Riverside.	City of Palm Desert (25-09-0300P).	The Honorable Jan C. Harnik Mayor, City of Palm Desert 73510 Fred Waring Drive Palm Desert, CA 92260.	City Hall 73510 Fred Waring Drive Palm Desert, CA 92260.	https://msc.fema.gov/portal/advanceSearch .	Oct. 29, 2025	060629
California: Riverside.	City of Perris (25-09-0170P).	The Honorable Michael Vargas Mayor, City of Perris 101 North D Street Perris, CA 92570.	Engineering Department 24 South D Street, Suite 100 Perris, CA 92570.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	060258
California: Riverside.	Unincorporated areas of Riverside County (24-09-0974P).	The Honorable V. Manuel Perez Chair, Riverside County Board of Supervisors 4080 Lemon Street, 5th Floor Riverside, CA 92501.	Riverside County Flood Control and Water Conservation District 1995 Market Street Riverside, CA 92501.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	060245
California: San Diego.	City of San Diego (24-09-0229P).	The Honorable Todd Gloria Mayor, City of San Diego 202 C Street, 11th Floor San Diego, CA 92101.	Stormwater Department 9370 Chesapeake Drive, Suite 100 San Diego, CA 92123.	https://msc.fema.gov/portal/advanceSearch .	Oct. 27, 2025	060295
California: San Diego.	Unincorporated areas of San Diego County (24-09-0229P).	The Honorable Ebony N. Shelton Chief Administrative Officer, San Diego County 1600 Pacific Highway, Room 209 San Diego, CA 92101.	San Diego County Survey Records Counter 5510 Overland Avenue, Suite 300 San Diego, CA 92123.	https://msc.fema.gov/portal/advanceSearch .	Oct. 27, 2025	060284
California: San Joaquin.	City of Stockton (25-09-0082P).	Steve Colangelo Interim City Manager, City of Stockton 425 North El Dorado Street Stockton, CA 95202.	Community Development-Building Department 345 North El Dorado Street Stockton, CA 95202.	https://msc.fema.gov/portal/advanceSearch .	Oct. 27, 2025	060302

State and county	Location and case No.	Chief executive officer of community	Community map repository	Online location of letter of map revision	Date of modification	Community No.
California: San Joaquin.	Unincorporated areas of San Joaquin County (25-09-0082P).	The Honorable Paul Canepa Chair, San Joaquin County Board of Supervisors 44 North San Joaquin Street, 6th Floor, Suite 627 Stockton, CA 95202.	San Joaquin County Public Works Department 1810 East Hazelton Avenue Stockton, CA 95205.	https://msc.fema.gov/portal/advanceSearch .	Oct. 27, 2025	060299
Colorado: Adams.	Unincorporated areas of Adams County (23-08-0746P).	The Honorable Lynn Baca Chair, Adams County Board of Commissioners 4430 South Adams County Parkway, 5th Floor, Suite C5000A Brighton, CO 80601.	Adams County Community and Economic Development 4430 South Adams County Parkway, 1st Floor, Suite W2000 Brighton, CO 80601.	https://msc.fema.gov/portal/advanceSearch .	Oct. 30, 2025	080001
Colorado: Arapahoe.	City of Aurora (24-08-0262P).	The Honorable Mike Coffman Mayor, City of Aurora 15151 East Alameda Parkway Aurora, CO 80012.	Engineering Department 15151 East Alameda Parkway Aurora, CO 80012.	https://msc.fema.gov/portal/advanceSearch .	Oct. 17, 2025	080002
Colorado: Arapahoe.	City of Littleton (24-08-0533P).	The Honorable Kyle Schlachter Mayor, City of Littleton 2255 West Berry Avenue Littleton, CO 80120.	Public Works Department 2255 West Berry Avenue Littleton, CO 80120.	https://msc.fema.gov/portal/advanceSearch .	Nov. 7, 2025	080017
Colorado: Jefferson.	City of Arvada (23-08-0746P).	The Honorable Lauren Simpson Mayor, City of Arvada 8101 Ralston Road Arvada, CO 80002.	Engineering Division 8101 Ralston Road Arvada, CO 80002.	https://msc.fema.gov/portal/advanceSearch .	Oct. 30, 2025	085072
Colorado: Larimer.	City of Fort Collins (25-08-0506P).	Kelly DiMartino City Manager, City of Fort Collins P.O. Box 580 Fort Collins, CO 80522.	Stormwater Engineering and Floodplain Administration, Utility Service Center (USC) 700 Wood Street Fort Collins, CO 80521.	https://msc.fema.gov/portal/advanceSearch .	Oct. 16, 2025	080102

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Colorado: Larimer.	Unincorporated areas of Larimer County (25-08-0506P).	Lorenda Volker County Manager, Larimer County P.O. Box 1190 Fort Collins, CO 80522.	Larimer County Administrative Services Engineering Department 200 West Oak Street, Suite 3000 Fort Collins, CO 80521.	https://msc.fema.gov/portal/advanceSearch .	Oct. 16, 2025	080101
Colorado: Mesa.	City of Grand Junction (24-08-0315P).	Michael Bennett City of Grand Junction Manager 250 North 5th Street Grand Junction, CO 81501.	Engineering Division 244 North 7th Street Grand Junction, CO 81501.	https://msc.fema.gov/portal/advanceSearch .	Oct. 30, 2025	080117
Colorado: Weld.	Unincorporated areas of Weld County (25-08-0071P).	The Honorable Perry Buck Chair, Weld County Board of Commissioners P.O. Box 758 Greeley, CO 80632.	Weld County Administrative Building 1150 O Street Greeley, CO 80631.	https://msc.fema.gov/portal/advanceSearch .	Oct. 27, 2025	080266
Delaware: New Castle.	City of New Castle (25-03-0504P).	The Honorable Valarie Leary Mayor, City of New Castle 220 Delaware Street New Castle, DE 19720.	Building Department 900 Wilmington Road New Castle, DE 19720.	https://msc.fema.gov/portal/advanceSearch .	Nov. 13, 2025	100026
Florida: Bay.	Unincorporated areas of Bay County (24-04-7642P).	Robert Majka Bay County Manager 840 West 11th Street Panama City, FL 32401.	Bay County Planning and Zoning Department 840 West 11th Street Panama City, FL 32401.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	120004
Florida: Duval.	City of Jacksonville (25-04-2677P).	The Honorable Donna Deegan Mayor, City of Jacksonville 117 West Duval Street, Suite 400 Jacksonville, FL 32202.	City Hall 117 West Duval Street, Suite 400 Jacksonville, FL 32202.	https://msc.fema.gov/portal/advanceSearch .	Nov. 24, 2025	120077

State and county	Location and case No.	Chief executive officer of community	Community map repository	Online location of letter of map revision	Date of modification	Community No.
Florida: Hillsborough.	Unincorporated areas of Hillsborough County (25-04-0011P).	The Honorable Bonnie Wise Hillsborough County Administrator 601 East Kennedy Boulevard, 26th Floor Tampa, FL 33602.	Hillsborough County Public Works Department 601 East Kennedy Boulevard, 22nd Floor Tampa, FL 33602.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	120112
Florida: Lake.	City of Leesburg (25-04-1023P).	The Honorable Alan Reisman Mayor, City of Leesburg 501 West Meadow Street Leesburg, FL 34748.	City Hall 501 West Meadow Street Leesburg, FL 34748.	https://msc.fema.gov/portal/advanceSearch .	Nov. 20, 2025	120136
Florida: Marion.	City of Ocala (24-04-4815P).	The Honorable Ben Marciano Mayor, City of Ocala 110 Southeast Watula Avenue Ocala, FL 34471.	Stormwater Engineering Department 1805 Northeast 30th Avenue, Building 300 Ocala, FL 34470.	https://msc.fema.gov/portal/advanceSearch .	Nov. 24, 2025	120330
Florida: Monroe.	Unincorporated areas of Monroe County (25-04-3303P).	The Honorable Jim Scholl Mayor, Monroe County Board of Commissioners 530 Whitehead Street Key West, FL 33040.	Monroe County Building Department 2798 Overseas Highway, Suite 300 Marathon, FL 33050.	https://msc.fema.gov/portal/advanceSearch .	Dec. 1, 2025	125129
Florida: Nassau.	Unincorporated areas of Nassau County (24-04-6683P).	Taco E. Pope Manager, Nassau County 96135 Nassau Place, Suite 1 Yulee, FL 32097.	Nassau County Public Services Building 96161 Nassau Place Yulee, FL 32097.	https://msc.fema.gov/portal/advanceSearch .	Nov. 13, 2025	120170
Florida: Palm Beach.	Unincorporated areas of Palm Beach County (25-04-0808P).	The Honorable Todd J. Bonlarron Interim Administrator, Palm Beach County 301 North Olive Avenue, Suite 1101 West Palm Beach, FL 33401.	Palm Beach County Vista Center, Building Division 2300 North Jog Road West Palm Beach, FL 33411.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	120192

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Florida: Polk.	City of Lakeland (25-04-0671P).	The Honorable William "Bill" Mutz Mayor, City of Lakeland 228 South Massachusetts Avenue Lakeland, FL 33801.	City Hall 228 South Massachusetts Avenue Lakeland, FL 33801.	https://msc.fema.gov/portal/advanceSearch .	Nov. 21, 2025	120267
Florida: Seminole.	City of Sanford (24-04-6186P).	The Honorable Art Woodruff Mayor, City of Sanford 300 North Park Avenue Sanford, FL 32771.	City Hall 300 North Park Avenue Sanford, FL 32771.	https://msc.fema.gov/portal/advanceSearch .	Nov. 28, 2025	120294
Florida: Volusia.	City of Daytona Beach (25-04-0867P).	The Honorable Derrick Henry Mayor, City of Daytona Beach 301 South Ridgewood Avenue Daytona Beach, FL 32114.	City Hall 301 South Ridgewood Avenue Daytona Beach, FL 32114.	https://msc.fema.gov/portal/advanceSearch .	Nov. 17, 2025	125099
Idaho: Blaine.	City of Hailey (24-10-0547P).	The Honorable Martha Burke Mayor, City of Hailey 115 Main Street South Hailey, ID 83333.	City Hall 115 Main Street South Hailey, ID 83333.	https://msc.fema.gov/portal/advanceSearch .	Oct. 16, 2025	160022
Illinois: Cook.	Village of Northbrook (25-05-0537P).	Kathryn Ciesla Village President, Village of Northbrook 1225 Cedar Lane Northbrook, IL 60062.	Public Works Department, Engineering Division 655 Huehl Road Northbrook, IL 60062.	https://msc.fema.gov/portal/advanceSearch .	Nov. 28, 2025	170132
Massachusetts: Essex.	City of Haverhill (25-01-0730P).	The Honorable Melinda E. Barrett Mayor, City of Haverhill 4 Summer Street, Room 100 Haverhill, MA 01830.	Engineering Division City Hall, Room 300 Haverhill, MA 01830.	https://msc.fema.gov/portal/advanceSearch .	Nov. 28, 2025	250085

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Massachusetts: Essex.	Town of Groveland (25-01-0730P).	The Honorable Jason Naves Chair, Town of Groveland Select Board 183 Main Street Groveland, MA 01834.	Town Hall 183 Main Street Groveland, MA 01834.	https://msc.fema.gov/portal/advanceSearch.	Nov. 28, 2025	250083
Massachusetts: Essex.	Town of West Newbury (25-01-0730P).	Angus Jennings Manager, Town of West Newbury 381 Main Street West Newbury, MA 01985.	Inspectional Services Department 381 Main Street West Newbury, MA 01985.	https://msc.fema.gov/portal/advanceSearch.	Nov. 28, 2025	250108
Massachusetts: Middlesex.	City of Waltham (25-01-0729P).	The Honorable Jeannette A. McCarthy Mayor, City of Waltham 610 Main Street Waltham, MA 02452.	Clark Government Center 119 School Street Waltham, MA 02451.	https://msc.fema.gov/portal/advanceSearch.	Nov. 28, 2025	250222
Massachusetts: Middlesex.	Town of Belmont (25-01-0729P).	The Honorable Matt Taylor Chair, Town of Belmont Select Board 455 Concord Avenue Belmont, MA 02478.	Town Hall 455 Concord Avenue Belmont, MA 02478.	https://msc.fema.gov/portal/advanceSearch.	Nov. 28, 2025	250182
Massachusetts: Worcester.	Town of Holden (25-01-0727P).	The Honorable Thomas Curran Chair, Town of Holden Board of Selectmen 1204 Main Street Holden, MA 01520.	Town Hall 1204 Main Street Holden, MA 01520.	https://msc.fema.gov/portal/advanceSearch.	Nov. 28, 2025	250309
North Carolina: Brunswick.	Town of Calabash (23-04-1192P).	The Honorable Donna Long Mayor, Town of Calabash 882 Persimmon Road Calabash, NC 28467.	Planning and Zoning 882 Persimmon Road Calabash, NC 28467.	https://msc.fema.gov/portal/advanceSearch.	Sep. 19, 2025	370395

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North Carolina: Brunswick.	Town of Carolina Shores (23-04-1192P).	The Honorable Daniel Conte Mayor, Town of Carolina Shores 200 Persimmon Road Carolina Shores, NC 28467.	Planning and Zoning Division 200 Persimmon Road Carolina Shores, NC 28467.	https://msc.fema.gov/portal/advanceSearch .	Sep. 19, 2025	370517
North Carolina: Brunswick.	Unincorporated areas of Brunswick County (23-04-1192P).	The Honorable Mike Forte Chair, Brunswick County Board of Commissioners P.O. Box 249 Bolivia, NC 28422.	Brunswick County Planning Department 75 Courthouse Drive, Building 1 Bolivia, NC 28422.	https://msc.fema.gov/portal/advanceSearch .	Sep. 19, 2025	370295
Oklahoma: Comanche.	City of Lawton (25-06-0068P).	The Honorable Stan Booker Mayor, City of Lawton 212 Southwest 9th Street Lawton, OK 73501.	City Hall 212 Southwest 9th Street Lawton, OK 73501.	https://msc.fema.gov/portal/advanceSearch .	Nov. 28, 2025	400049
Oklahoma: Tulsa.	City of Tulsa (24-06-2612P).	The Honorable Monroe Nichols IV Mayor, City of Tulsa 175 East 2nd Street Tulsa, OK 74103.	City Hall 175 East 2nd Street, Suite 690 Tulsa, OK 74103.	https://msc.fema.gov/portal/advanceSearch .	Nov. 24, 2025	405381
South Dakota: Meade.	City of Sturgis (24-08-0256P).	The Honorable Kevin Forrester Mayor, City of Sturgis 1040 Harley-Davidson Way Sturgis, SD 57785.	Public Works Department 1057 Dudley Street Sturgis, SD 57785.	https://msc.fema.gov/portal/advanceSearch .	Oct. 22, 2025	460055
South Dakota: Pennington.	City of Box Elder (24-08-0531P).	The Honorable Larry Larson Mayor, City of Box Elder 420 Villa Drive Box Elder, SD 57719.	City Hall 420 Villa Drive Box Elder, SD 57719.	https://msc.fema.gov/portal/advanceSearch .	Oct. 24, 2025	460089

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South Dakota: Pennington.	Unincorporated areas of Pennington County (24-08-0531P).	The Honorable Ron Weifenbach Chair, Pennington County Board of Commissioners P.O. Box 6160 Rapid City, SD 57709.	Pennington County Administration Building 130 Kansas City Street Rapid City, SD 57701.	https://msc.fema.gov/portal/advanceSearch .	Oct. 24, 2025	460064
Tennessee: Davidson.	Metropolitan Government of Nashville-Davidson County (24-04-1726P).	The Honorable Freddie O'Connell Mayor, Metropolitan Government of Nashville-Davidson County 1 Public Square, Suite 100 Nashville, TN 37201.	Metropolitan Government of Nashville-Davidson County, Metro Water Services 1607 County Hospital Road Nashville, TN 37218.	https://msc.fema.gov/portal/advanceSearch .	Nov. 24, 2025	470040
Texas: Dallas.	City of Grand Prairie (24-06-1445P).	The Honorable Ron Jensen Mayor, City of Grand Prairie P.O. Box 534045 Grand Prairie, TX 75053.	City Hall East 300 West Main Street Grand Prairie, TX 75050.	https://msc.fema.gov/portal/advanceSearch .	Dec. 1, 2025	485472
Texas: McClennan.	City of Waco (24-06-1644P).	The Honorable Jim Holmes Mayor, City of Waco P.O. Box 2570 Waco, TX 76702.	Dr. Mae Jackson Development Center 401 Franklin Avenue Waco, TX 76701.	https://msc.fema.gov/portal/advanceSearch .	Nov. 28, 2025	480461
Utah: Davis.	City of Layton (24-08-0648P).	The Honorable Joy Petro Mayor, City of Layton 437 North Wasatch Drive Layton, UT 84041.	Engineering Division 437 North Wasatch Drive Layton, UT 84041.	https://msc.fema.gov/portal/advanceSearch .	Oct. 28, 2025	490047
Utah: Davis.	Unincorporated areas of Davis County (24-08-0648P).	The Honorable Lorene Miner Kamalu Chair, Davis County Board of Commissioners P.O. Box 618 Farmington, UT 84025.	Davis County Community and Economic Development Department 61 South Main Street Farmington, UT 84025.	https://msc.fema.gov/portal/advanceSearch .	Oct. 28, 2025	490038

