AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:
   a. Increasing — Rapidly
   b. Decreasing
   c. Static
   d. Professional & business men, movie studio executives,
      retired people, etc., Income $5000-5000 and up
   e. Foreign Families
   f. Nationalities
   g. Shifts or Infiltration
      Higher income population increasing

2. BUILDINGS:
   a. Type and Size
      3-8 room
   b. Construction
      Stucco
   c. Average Age
      3 years
   d. Repair
      Good
   e. Occupancy
      99%
   f. Owner-Occupied
      90%
   g. 1935 Price Bracket
      $5000-10,000 5% change
   h. 1937 Price Bracket
      $7000-12,000 & up 10% change
   i. 1939 Price Bracket
      $7000-12,000 & up 10% change
   j. Sales Demand
      Good for hillside
   k. Predicted Price Trend
      Static
   l. 1935 Rent Bracket
      $ Not a rental 10% change
   m. 1937 Rent Bracket
      $ Area. No rental 10% change
   n. Rent Bracket
      $ Levels established 5% change
   o. Rental Demand
   p. Predicted Rent Trend
      (next 6-12 months)

3. NEW CONSTRUCTION (past yr.)
   a. Type & Price
      $7500 & up Row
   b. Size

4. OVERHANG OF HOME PROPERTIES:
   a. HOLC
   b. Institutions

5. SALE OF HOME PROPERTIES (past yr.)
   a. HOLC
   b. Institutions

6. MORTGAGE FUNDS

7. TOTAL TAX RATE PER $1000 (1932)
   $55.50

8. DESCRIPTION AND CHARACTERISTICS OF AREA:
   Terrain: Rolling to rugged hillside, with some construction hazards. Land
   improved 30%. Deed restrictions vary from minimum of $3500 west of Barham Blvd.
   and $51 in the section east of Barham Blvd., known as Hollywood Knolls. Protection is provided against racial hazards. Zoning limits
   construction to single-family residences. Grade schools are conveniently available.
   High schools, however, are somewhat distant as are also shopping facilities.
   Transportation along Cahuenga includes both interurban and bus service.
   However, this is a two and three-car garage neighborhood. Any lack of conveniences will probably be supplied as the area is rapidly developing. This area was first subdivided and placed on the market about 1921 but its greatest period of growth has been within the last four years. Improvements, maintenance
   and architectural design are of high quality; population is homogeneous and the area is increasing in popularity. The northeast section is more pretentious than the balance of the area. There are some over-improvements in the section south of Cahuenga Blvd. which gives it a somewhat spotted appearance. This, however,
   will be largely overcome by reason of the large amount of new construction which is taking place. The area lies in the path of the city growth and while there
   are some dead-end and unimproved streets, this is to be expected in an area which is in the process of development. The residential lot values run around $20 per front foot, some higher. The trend of residential desirability for the next few years of may be definitely upward and the area regarded "rapidly growing."

9. LOCATION:
   Hollywood, Knolls: SECURITY GRADE: 1st
   AREA NO.: 6-50 DATE: 2-13-32
   CAUTION: This area is currently affected in whole or in part by an Ad Valorem
   Tax District. Individual properties should be checked for this hazard.