AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:
   a. Increasing
   b. Class and Occupation: Business & professional men, executives & retired people. Income $5000-10,000 and up.
   c. Foreign Families: 0%
   d. Negro: 0%
   e. Shifting or Infiltration: None apparent

2. BUILDINGS:
   a. Type and Size: 7-9 rm. 2 story
   b. Construction: Stucco & masonry
   c. Average Age: 10 years
   d. Repair: Good
   e. Occupancy: 97%
   f. Owner-occupied: 95%
   g. 1935 Price Bracket: $6000-12,500 & up
   h. 1937 Price Bracket: $7500-15,000 & up
   i. 1939 Price Bracket: $7500-15,000 & up
   j. Sales Demand: Fair
   k. Predicted Price Trend (next 6-12 months): Static
   l. 1935 Rent Bracket: $ per room
   m. 1937 Rent Bracket: $ per room
   n. Rent Bracket: $ per room
   o. Rental Demand: Static
   p. Predicted Rent Trend (next 6-12 months): Static

3. NEW CONSTRUCTION (past yr.):
   a. Type & Price: 7-9 rm., 2 story
   b. Selling: Owner-built

4. OVERHANG OF HOME PROPERTIES:
   a. HOLC: 1
   b. Institutions: Very few

5. SALE OF HOME PROPERTIES (5 yr.):
   a. HOLC: 1
   b. Institutions: Very few

6. MORTGAGE FUNDS: Available within limits

7. TOTAL TAX RATE PER $1000: $1.09

8. DESCRIPTION AND CHARACTERISTICS OF AREA:
   Terrain: Canyon floor to hillside with construction hazards. Land improved 25% unhatched portion; 5% hatched part. A highly deed restricted and controlled area with ample protection against racial hazards. Conveniences are not readily available, but not detrimental in area of its class. This somewhat isolated area was subdivided some 20 years ago as an exclusive and seclusive district. Prohibitive deed restrictions are said to have retarded development. Construction and maintenance are of highest character. Architectural designs are dignified and in keeping with natural charm of the district, and population is homogeneous. Peace, quietude and dignity are outstanding characteristics. Improvements are less imposing in southwest portion. Proximity to Chevy Chase Country Club and unique location are favorable influences. Minor flood threats in periods of heavy rainfall and apparent forest fire hazards are undoubtedly derogatory factors but are apparently not seriously considered. Owing to low degree of activity and lack of popularity an upward trend is not expected; continued desirability will, however, extend far into the future. The area is therefore accorded a "high blue" grade.

9. LOCATION: Chevy Chase
   SECURITY GRADE: 2nd
   AREA NO.: B-22
   DATE: 3-26-39
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