AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION: 
   a. Increasing Rapidly 
   b. Class and Occupation: Factory foremen, skilled artisans & white collar workers. 
   c. Foreign Families: Few & Nationalities: None subversive 
   d. Negro: 0 % 
   e. Shifting or Infiltration: None apparent

2. BUILDINGS:
   a. Type and Size: Predominating 95 % 
   b. Construction: Frame & stucco 
   c. Average Age: 5 years 
   d. Repair: Good 
   e. Occupancy: 90% 
   f. Owner-occupied: 65% 
   g. 1935 Price Bracket: $3250-4000 
   h. 1937 Price Bracket: $3750-4500 
   i. 1939 Price Bracket: $3750-4500 
   j. Sales Demand: Good 
   k. Predicted Price Trend (next 6-12 months): Static to downward 
   l. 1935 Rent Bracket: $25 - 35 
   m. 1937 Rent Bracket: $30 - 40 
   n. 1939 Rent Bracket: $30 - 40 
   o. Rental Demand: Good 
   p. Predicted Rent Trend (next 6-12 months): Static to downward 

3. NEW CONSTRUCTION (past yr.): 
   a. HOLC: 0 
   b. Price: $1600-5500 
   c. How Selling: Rapidly

4. OVERHANG OF HOME PROPERTIES: 
   a. HOLC: 0 
   b. Institutions: Few

5. SALE OF HOME PROPERTIES (past yr.): 
   a. HOLC: 0 
   b. Institutions: Few

6. MORTGAGE FUNDS: Ample 

7. TOTAL TAX RATE PER $1000 (1937-): $60.17

8. DESCRIPTION AND CHARACTERISTICS OF AREA:

Terrain: Level with no construction hazards. Land improved: 10% in hatched portion; 15% in balance. Deed restricted to single-family dwellings. Zoning, single-family dwellings. Conveniences are all available. Transportation somewhat distant from eastern part. This is a comparatively new district and has been largely developed with the aid of FHA Title II financing. This has been a very active district for the past two years, but has slowed down in the past several months. This is a new area of moderately priced well constructed homes, practically all of which have been built in the past 3 years. The population is homogeneous. Maintenance shows pride of ownership and architectural designs are harmonious. The necessity for further improvements in this area for the present is questioned. The pattern of the hatched portion has not been as yet definitely established. The area is accorded a "low blue" grade.