AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:
   a. Increasing: Slowly
   b. Decreasing: Static
   c. Agricultural workers, white collars, local business &
   d. Income $1000 to $2400
   e. Class and Nationalities: None subversive
   f. Foreign Families: None
   g. Negro: 0%
   h. Mexicans living on border agricultural lands: a threat

2. BUILDINGS:
   a. Type and Size: 1/5 room
   b. Construction: Frame & stucco
   c. Average Age: 18 years
   d. Repair: Poor to fair
   e. Occupancy: 90%
   f. Owner-occupied: 65%
   g. 1935 Price Bracket: $1500-3000
   h. 1937 Price Bracket: $1750-3500
   i. 1939 Price Bracket: $1750-3500
   j. Sales Demand: Poor
   k. Predicted Price Trend: Static (next 6-12 months)
   l. 1935 Rent Bracket: $15 - 20
   m. 1937 Rent Bracket: $15 - 25
   n. 1939 Rent Bracket: $15 - 25
   o. Rental Demand: Fair to good
   p. Predicted Rent Trend: Static (next 6-12 months)

3. NEW CONSTRUCTION (past yr.) Type & Price

4. OVERHANG OF HOME PROPERTIES:
   a. HOLC: 2
   b. Institutions: Few

5. SALE OF HOME PROPERTIES (3 yr.)
   a. HOLC: 4
   b. Institutions: 0

6. MORTGAGE FUNDS: Limited

7. TOTAL TAX RATE PER $1000 (1937) $5.5149

8. DESCRIPTION AND CHARACTERISTICS OF AREA:
   Terrain: Level. No construction hazards or flood threats. Land improved 15%.
   Zoning: Mixed small town. Conveniences are all reasonably available, including
   interurban transportation to Los Angeles City Center.
   This area was developed during the early 20's as a sustenance homestead district
   of small business center. It is 30 miles from Los Angeles City Center.
   Canoga Park has the usual heterogeneous characteristics of a small town. Lending
   agencies report an unsatisfactory experience here, and it is not believed that
   future of community is a bright one. The area is accorded a "low yellow" grade.

9. LOCATION: Canoga Park
   SECURITY GRADE: 3rd
   AREA NO: C-1
   DATE: 2-3-39

1938