AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:  a. Increasing Moderately
   b. Increasing Moderately
   c. Foreign Families 3%
   d. Negro 0%

2. BUILDINGS:
   a. Type and Size: 5 room bungalow
   b. Construction: Frame & stucco
   c. Average Age: 8-10 years
   d. Repair: Fair
   e. Occupancy: 97%
   f. Owner-occupied: 65%
   
   g. 1935 Price Bracket: $2250-$2700
   h. 1937 Price Bracket: $2500-$3000
   i. 1939 Price Bracket: $2000-$3000
   j. Sales Demand: Fair
   k. Predicted Price Trend (next 6-12 months): Static
   l. 1935 Rent Bracket: $17.50 - 30
   m. 1937 Rent Bracket: $20 - 35
   n. 1939 Rent Bracket: $20 - 35
   o. Rental Demand: Good
   p. Predicted Rent Trend (next 6-12 months): Static

3. NEW CONSTRUCTION (past yr.): 6 rooms $2250 FHA Title I

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

5. SALE OF HOME PROPERTIES (last yr.):
   a. HOLC: 6
   b. Institutions: Many

6. MORTGAGE FUNDS: Sample (FHA)

7. TOTAL TAX RATE PER $1000 (1937): $32.70

DESCRIPTION AND CHARACTERISTICS OF AREA:

Terrain: Level to hillside; construction hazards in hillside locations. Recent flood control projects are said to have overcome flood hazards. Land improved in area as a whole 10%; in unhatched portion it is 15%. This area is particularly popular with those suffering from pulmonary and respiratory ailments, and a hospital for the treatment of such troubles is located in the area. Improvements are heterogeneous as to type, size, age and maintenance. Population is inclined to be inharmonious. Since the area was cleared of ad valorem bonded debt some two years ago, there has been quite a little activity in the area largely under stimulus of FHA financing and new improvements are of very much better class. In the hatched portion of area are a number of pretentious homes of the country estate type which occupy spacious grounds. In time this area will undoubtedly have to be broken down into a number of smaller areas and regraded. In the meantime it has been assigned a "modial" yellow grade.

Tujunga-9. LOCATION Sunland District SECURITY GRADE 3rd AREA NO. 6-9 DATE 3-39 190