AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:
   a. Increasing
   b. Class and Occupation: Skilled & unskilled labor, movie workers, white collar
   c. Foreign Families: 5 %
   d. Nationalities: Mexicans
   e. Shifting or Infiltration: None apparent

2. BUILDINGS:
   a. Type and Size: 1-6 rooms
   b. Construction: Frame & stucco
   c. Average Age: 2 years
   d. Repair: Good
   e. Occupancy: 99%
   f. Owner-occupied: 95%
   g. 1935 Price Bracket: $ -
   h. 1937 Price Bracket: $2000-3500
   i. 1939 Price Bracket: $2000-3500
   j. Sales Demand: Good
   k. Predicted Price Trend: Static
   l. 1935 Rent Bracket: $ -
   m. 1937 Rent Bracket: $ Not Established
   n. 1939 Rent Bracket: $ Established
   o. Rental Demand: Good
   p. Predicted Rent Trend: Stable

3. NEW CONSTRUCTION (past yr.):
   a. Type & Price: 2500-1000
   b. Selling: Good

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

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

6. MORTGAGE FUNDS:
   a. Ample (FHA)

7. TOTAL TAX RATE PER $1000 (1938): $5.10

8. DESCRIPTION AND CHARACTERISTICS OF AREA:

Terrain: Level with no construction hazards. Land improved: hatched portion 10%; balance 60%. Deed restrictions: There are no uniform restrictions.
Zoning is largely single-family. Schools, churches and trading centers reasonably available. Transportation is generally inadequate, and sewers are lacking. Streets have no uniform type of improvement. There was an abortive attempt to develop this area in 1923 and, while some street improvements were installed and a number of lots sold, few improvements resulted. During the depression most of these subdivisions were taken over by the institutions holding blanket liens against them. Upon the advent of FHA financing this section attracted the attention of speculative builders largely because of low lot prices and favorable terms which could be obtained from institutions, mostly banks, which had acquired and were holding the property. The rapid expansion of the Lockheed and Vega Aircraft plants, which are adjacent to this area, created an abnormal demand for housing and this, coupled with the beginning of FHA Title I financing of small new dwellings, so stimulated construction of dwellings that during the past 12 months it has literally reached boom proportions. There are 9 distinct Title I projects or concentrations in this area as well as scattered improvements throughout the hatched

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9. LOCATION: Burbank

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.