AREA DESCRIPTION

1. POPULATION:
   a. Increasing
   b. Class and Occupation
      Motion picture & radio studio employees. Income $1800-2250
   c. Foreign Families
   d. Negro
   e. Shifting or Infiltration

2. BUILDINGS:
   a. Type and Size
      6 & 6 rooms
   b. Construction
      Frame & stucco
   c. Average Age
      16 years
   d. Repair
      Fair to good
   e. Occupancy
      99%
   f. Owner-occupied
      60%
   g. 1935 Price Bracket
      $4250-5000
   h. 1937 Price Bracket
      $5000-6000
   i. 1939 Price Bracket
      $6000-5000
   j. Sales Demand
      Fair
   k. Predicted Price Trend
      Static to downward
   l. 1935 Rent Bracket
      $45-55
   m. 1937 Rent Bracket
      $55-65
   n. 1939 Rent Bracket
      $50-60
   o. Rental Demand
      Good
   p. Predicted Rent Trend
      Static to downward

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

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

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

6. MORTGAGE FUNDS
   Ample

7. TOTAL TAX RATE PER $1000 (1932-39)
   $58.70

8. DESCRIPTION AND CHARACTERISTICS OF AREA:
   Terrain: Level with favorable grades and no construction hazards. Land improved
   90%. There are no deed restrictions and zoning varies from single-family to
   multiple family residential. Conveniences are all readily available. This area
   was subdivded some 20 years ago and has developed into a district of medium
   priced one-story homes. Construction is generally of standard quality but there
   is evidence of some "jerry building" in the older residential. Maintenance is
   generally good, particularly in the southern portion and section west of Arden
   Ave., whose pride of ownership is quite evident. The presence of a number of 4
   family dwellings and some large apartment houses detract from the general appear­
   ance of the area. There are some scattered "island" developments where improve­
   ments are of higher quality and more desirable; these, however, are too small to
   segregate. Population of area is mixed and is only homogeneous in sections. The
   motion picture studies on the northem boundary favorably affect values and
   rentals. The recent location of a radio center in the vicinity has also been a
   favorable influence. Adjacent to the "red" area to the north constitutes a
   trend of an infiltration of subversive racial elements. While definitely declin­
   ing as a whole, many parts of this area are still desirable and for this reason
   it is assigned a "high yellow" grade.

9. LOCATION
   Hollywood
   SECURITY GRADE 3rd. + AREA NO. 0-86
   DATE: 22/39