AREA DESCRIPTION
Security Map of Los Angeles County

1. POPULATION:
a. Increasing
b. Decreasing
Small business men, artisans, white collar workers, etc.
c. Foreign Families 15% Nationalities: Some American Hispanics
d. Negro 0%
e. Shifting or Infiltration Infiltration of Negroes from adjacent area a distinct threat.

2. BUILDINGS:
   a. Type and Size
      Predominating 85% Other Type 15%
      5 & 6 rooms
   b. Construction
      Frame
   c. Average Age
      30 years
   d. Repair
      Poor to fair
   e. Occupancy
      97%
   f. Owner-occupied
      25%
   g. 1935 Price Bracket
      $2500-$2900
   h. 1937 Price Bracket
      $2750-$3500
   i. 1939 Price Bracket
      $2750-$3500
   j. Sales Demand
      Poor
   k. Predicted Price Trend
      Static (next 6-12 months)
l. 1935 Rent Bracket
      $20-$35
   m. 1937 Rent Bracket
      $25-$40
   n. 1939 Rent Bracket
      $25-$40
   o. Rental Demand
      Good
   p. Predicted Rent Trend
      Static (next 6-12 months)

3. NEW CONSTRUCTION (past yr.)
   a. Type & Price $4500-$5500 How Selling
   b. No 0

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

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

6. MORTGAGE FUNDS: None

7. TOTAL TAX RATE PER $1000 (1937) $52.70
   (1938)

8. DESCRIPTION AND CHARACTERISTICS OF AREA:

Terrain: Level. No flood or construction hazards. Land improved 90%. Dodd restrictions have expired except for racial restrictions, and it is evident that these are not rigidly enforced. Zoning is largely single family residential with residential income structures permitted in specified sections. Conveniences are all readily available. This is an old area of moderately priced homes, of fairly uniform types and sizes. The area has been declining for a number of years. Recently there has been a steady influx of Jewish families and indications are that this movement will continue. Construction is inclined to be substandard, and maintenance is spotted and generally poor quality. Population is heterogeneous and the district has little appeal. Land values run from $20 to $30 per front foot and seemingly hold up well. The area is accorded a "low yellow" grade.

9. LOCATION
   Location: No name
   Security Grade: 3rd
   Area No.: 5-125
   Dates: 3/8/39

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