1. POPULATION:  
   a. Increasing   Slowly   Decreasing   Static
   b. Class and Occupation: White collar workers, gardeners, service employees, laborers, etc. Income $1000-$1500
   c. Foreign Families: 15% Nationalities: Japanese
   d. Negro: 10%
   e. Shifting or Infiltration: Japanese and Negroes are increasing

2. BUILDINGS:  
   a. Type and Size: Predominating 90% Other Type %  
      4 & 5 rooms
   b. Construction
   c. Average Age: 20 years
   d. Repair: Poor
   e. Occupancy: 96%
   f. Owner-occupied: 30%

   i. 1939 Price Bracket: $3000-$4500
   j. Sales Demand: Poor
   k. Predicted Price Trend: Downward
   o. Rental Demand: Fair
   p. Predicted Rent Trend: Static

4. OVERHANG OF HOME PROPERTIES:  
   a. HOLC 3  b. Institutions
   5. SALE OF HOME PROPERTIES (last 3 yr.)  
   a. HOLC 9  b. Institutions

6. MORTGAGE FUNDS:  

7. TOTAL TAX RATE PER $1000 (1938) $2.70

8. DESCRIPTION AND CHARACTERISTICS OF AREA:  
   Terrain: Level to rolling with some steep grades in northeastern part. No construction hazards. Land improved 90%. The few deed restrictions which have not expired are irregular and largely non-effective. The major portion of area is zoned for single family dwellings, but multiple family dwellings are permitted in scattered sections. Conveniences are all readily available. This district was subdivided over 25 years ago as a popular price home district and has largely maintained the characteristics. Many of the improvements are of substandard construction and maintenance is spotted, being generally of a poor quality. Scattered throughout the area are a number of small "B" grade apartments, bungalow courts and other multi-family dwellings. The population is highly heterogeneous with more than a sprinkling of subversive racial elements, there being several concentrations of Japanese and Negroes within the district. There is also quite a Jewish population adjacent to the synagogue which is located in the northern part. While by no means a slum district, the area is definitely blighted and is accorded a "moderately red" grade.