AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:  
   a. Increasing: Slowly  Decreasing: Static  
   Factory workers, railroad men, artisans, laborers & WPA  
   Class and Occupation:  
   Income $700-$1500  
   d. Negro: Few % scattered  
   e. Shifting or Infiltration: Subversive racial elements increasing.

2. BUILDINGS:  
   a. Type and Size  
   Predominating: 90%  Other Type: 5%  
   Frame  4 & 5 rooms  Shacks  
   b. Construction  
   c. Average Age  
   25 years  
   d. Repair  
   Poor  
   e. Occupancy  
   97%  
   f. Owner-occupied  
   25%  
   g. 1935 Price Bracket  
   $800-2700  % change  
   h. 1937 Price Bracket  
   $2000-3000  10%  
   i. 1939 Price Bracket  
   $2000-3000  10%  
   j. Sales Demand  
   Poor  
   k. Predicted Price Trend  
   Static  
   l. 1935 Rent Bracket  
   $15-30  % change  
   m. 1937 Rent Bracket  
   $15-30  %  
   n. 1939 Rent Bracket  
   $15-30  %  
   o. Rental Demand  
   Fair  
   p. Predicted Rent Trend  
   Static  
   $2500-$3500  
   q. 1935 Rent  
   $53.80  
   r. 1937 Rent  
   $52.30  
   s. 1939 Rent  
   $51.80

3. NEW CONSTRUCTION (past yr.)  
   No  
   Type & Price: 4 & 5 rooms  
   How Selling: Slowly

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

5. SALE OF HOME PROPERTIES (3 yr.)  
   a. HOLC: 10  
   b. Institutions: Many

6. MORTGAGE FUNDS: Limited to  
   Non

7. TOTAL TAX RATE PER $1000 (1937-): $52.30

8. DESCRIPTION AND CHARACTERISTICS OF AREA:

Terrain: Level to rolling and hillside. No construction hazards. Land improved 85%. Zoning is mixed, but area is predominantly single-family residential. Conveniences are all readily available. This is an old workingman's district which has developed over a period of 40 or 50 years. Construction is very generally substandard and maintenance poor. Population and improvements are extremely heterogeneous. Proximity to railroad yards and industrial plants is both a favorable and unfavorable influence. Parts of area are rapidly approaching "slum" conditions. The area is definitely "blighted" and is accorded a "medial red" grade.

9. LOCATION: Lincoln Park  
   SECURITY GRADE: 4th  
   AREA NO.: D-28  
   DATE: 5/5/39