NAME OF CITY: OAKLAND, CALIFORNIA
SECURITY GRADE: LOW BLUE
AREA NO.: B-9

DESCRIPTION OF TERRAIN: Level

FAVORABLE INFLUENCES:
Homogeneous area of older type, large homes. Pretty, tree-lined streets; convenient local and San Francisco transportation, schools and local shopping centers. Good climate

DETRIMENTAL INFLUENCES:
Homes showing age.

INHABITANTS:
Professional, business men. 
- Type: Minor executives & white-collar class
- Estimated annual family income: $2,500-$5,000
- Foreign-born: No concentration
- Negro: 0%
- Infiltration of: None yet
- Relief families: Very Few
- Population is increasing: Yes
- Type: Urban
- Estimated annual family income: $2,500-$5,000
- Foreign-born: No concentration
- Negro: 0%
- Infiltration of: None yet
- Relief families: Very Few
- Population is increasing: Yes

BUILDINGS:
- Type or types: 2-story homes
- Type of construction: Frame or stucco
- Average age: 25 years
- Repair load: Good

HISTORY:
2-story SALES VALUES
7-rooms:
YEAR | RANGE | PREDOMINATING |
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1929 level | $6000-9000 | $7500 100% |
1933 low | $3750-5750 | $4500 60% |
1937 current | $4250-7000 | $6250 70% |

SALES DEMAND:
- Fair
- 7-rooms, $6000
- Activity is Fair

RENTAL DEMAND:
- Fair
- 7-rooms, $45
- Activity is Fair

NEW CONSTRUCTION:
- Type: 2-story homes, costing $11,000, including lot
- Amount last year: One in 1936

TREND OF DESIRABILITY NEXT 10-15 YEARS:
- Static to downward

CLARIFYING REMARKS:
(3) This was formerly one of the best residential districts of north Oakland. (7) This district maintained its values in proportion to 1926 fairly well, but lack of new construction and natural decline of improvements due to depreciation, has limited the recovery. There was no boom here, neither great decline. (10) Not much rental activity as houses are mostly owner occupied. Area was formerly known as CLAREMONT AVENUE TRACT or FAIRVIEW PARK. (This designation is now antiquated.) Assessment of land values seems high. There is an inclination to modify lending terms in this area.

Information for this form was obtained from:
CITY OF OAKLAND, RECORDS OF BUILDING

INSPECTOR'S OFFICE: RALPH E. PRENTICE; RALPH SPENCER, OAKLAND

Date: 6-15-37

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