AREA DESCRIPTION - SECURITY MAP OF Sacramento, Cal.

1. AREA CHARACTERISTICS:
   a. Description of Terrain. Level with no construction hazards.

   b. Favorable Influences. Convenience to schools of all grades. Proximity to Wm. Land Park, Junior College, and areas of higher grade. In line of city's present development.

   c. Detrimental Influences. Inadequate transportation, and public utilities, including street improvements. Distance from churches and leading centers. Sparsely improved with heterogeneous architectural types. Outside city with no zoning or deed restrictions.


2. INHABITANTS: Railway workers and shop workers.
   a. Occupation employees & laborers;
   b. Estimated annual family income $1200-1500.

   c. Foreign-born families Few; Native predominating; d. Negro None;

   e. Infiltration of None;
   f. Relief families Few.

   g. Population is increasing Slowly; decreasing ______; static ______.

3. BUILDINGS:
   a. Type
      PREDOMINATING 95% OTHER TYPE 5% OTHER TYPE __________%
      4 and 5 rooms

   b. Construction
      Frame, rustic, and stucco

   c. Average Age 15+ Years

   d. Repair
      Fair to good

   e. Occupancy
      98% % %

   f. Home ownership
      70% % %

   g. Constructed past yr.

   h. 1929 Price range
      $2500-3500 100% $ ______ 100% $ ______

   i. 1935 Price range
      $1750-2500 70% $ ______ 3% $ ______

   j. 1938 Price range
      $2000-2800 80% $ ______ 3% $ ______

   k. Sales demand
      $ Poor

   l. Activity
      Slow

   m. 1929 Rent range
      $20 - 30 100% $ ______ 100% $ ______

   n. 1935 Rent range
      $15 - 22.50 70% $ ______ 3% $ ______

   o. 1938 Rent range
      $17.50-25 80% $ ______ 3% $ ______

   p. Rental demand
      $ Poor

   q. Activity
      Slow


5. CLARIFYING REMARKS. Area was prematurely platted many years ago, and the western part is not to exceed 10% developed. The eastern part is more fully developed, many residents being employed by the Western Pacific Railroad. Owing to low percent of land improved, it is not feasible to give a definite grade. The area is accorded a provisional "low yellow" grade with the distinct thought that under proper direction it will reach a much higher grade in the western part.

6. NAME AND LOCATION Carlton SECURITY GRADE 0 AREA NO. 26