AREA DESCRIPTION

1. NAME OF CITY: San Jose, California
2. SECURITY GRADE: Red
3. AREA NO.: D-9
4. DESCRIPTION OF TERRAIN: Level
5. FAVORABLE INFLUENCES: Nearness to grade school, shopping center and transportation. Good soil. Utilities all in.
6. DETRIMENTAL INFLUENCES: Unimproved streets. Inharmonious racial elements. Distance from city center and high schools. Heterogeneous development.
7. INHABITANTS:
   a. Type of workers, merchants: White collar workers, merchants.
   b. Type of workers, cannerly & orchard: Helpers.
   c. Foreign-born: Italians & Portuguese 30% Negro
   d. Infiltration of Mexicans, possible: Yes.
   e. Relief families: Yes, few, some W.P.A. workers.
   f. Population increasing: Slowly; decreasing; static.
8. BUILDINGS:
   a. Type or types: One story, single & 2-family.
   b. Type of construction: Frame and stucco.
   c. Average age: 15 years.
   d. Repair: Fair to poor.
9. HISTORY:
   a. Land: 60%.
   b. Dwelling units: 98%.
   c. Home owners: 50%.
15. CLARIFYING REMARKS: Mainly zoned two-family residential with light industry permitted in the northern part along the railroad. Owing to the difference in size of lots and tendency toward large garden plots, which affects prices, both sale and rental, it has been difficult to arrive at values which can be used comparatively. The figures used have been set up on the basis of a typical size lot of 40 x 130 feet dimension. The tier of blocks west of 24th Street between San Fernando and San Antonio might almost be accorded a "yellow" grading. In fact, the whole area should probably be thought of as "high red."

Information for this form was obtained from W.L. Atkinson, M.Armerich, David T.Bunker, W.B. Rice, Ralph E. Prentice, City of San Jose Bldg. Dept.

Date: September 1, 1937