1. AREA CHARACTERISTICS:

   a. Description of Terrain: Level with no construction hazards. Low elevation indicates threat of flooded basements at times of high tides, because of hydrostatic pressure. This is ameliorated however, by a city pumping plant which is operated to overcome this hazard.

   b. Favorable Influences: Hatched area (see classifying remarks)

   c. Detrimental Influences: See clarifying remarks. See 1a above.

   d. Percentage of land improved 0%; e. Trend of desirability next 10-15 yrs. Questionable

2. INHABITANTS:

   a. Occupation

   b. Estimated annual family income $____

   c. Foreign-born families __% predominating; d. Negro __%__

   e. Infiltration of ________; f. Relief families ________

   g. Population is increasing ________; decreasing ________; static ________

3. BUILDINGS:

   a. Type

   b. Construction

   c. Average Age ______Years ______Years ______Years

   d. Repair

   e. Occupancy ______% ______% ______%

   f. Home ownership ______% ______% ______%

   g. Constructed past yr. ______

   h. 1929 Price range ______% ______% ______% ______% ______%

   i. Price range $____ $____ $____ $____________

   j. Rent range ______% ______% ______% ______%

   k. Sales demand ______$ ______$ ______$ ______$

   l. Activity

   m. 1929 Rent range ______% ______% ______% ______% ______%

   n. Rent range ______% ______% ______% ______%

   o. Rent range ______% ______% ______% ______%

   p. Rental demand ______$ ______$ ______$ ______$

   q. Activity

4. AVAILABILITY OF MORTGAGE FUNDS:

   a. Home purchase

   b. Home building

5. CLARIFYING REMARKS:

   This area is wholly unimproved and has no deed protection. It is zoned 2-family residential. When placed upon the market it should develop into the base grade as B-14 which borders it on 3 sides, and is even more susceptible to the type of development which takes place in the unimproved section along "Stockton Channel," which is now zoned "heavy industrial" a classification permitting all uses. It is said that an effort will be made in the very near future to have the present zoning changed, but it is thought there will probably be considerable opposition to this owing to the limited amount of land which borders upon the city's only deep water ship channel. The future of this area is highly problematical but based upon present conditions it is accorded a provisional "low blue" grade.

6. NAME AND LOCATION

   West Stockton SECURITY GRADE B AREA NO. 15