AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Philadelphia, Pa. SECURITY GRADE D AREA NO. 6

2. DESCRIPTION OF TERRAIN. Level

3. FAVORABLE INFLUENCES. New Industry - Good transportation.

4. DETRIMENTAL INFLUENCES. Heavy concentration of negro - properties in poor condition.

5. INHABITANTS:
   a. Type Laborers
   b. Estimated annual family income $800 - 1,500
   c. Foreign-born Italian - Polish 15%
      (Nationality)
   d. Negro yes 65 - 70%
      (Yes or No)
   e. Infiltration of negro
   f. Relief families moderately heavy
   g. Population is increasing decreasing static

6. BUILDINGS:
   a. Type or types 2 & 3 story row
   b. Type of construction brick
   c. Average age 20 - 30 yrs.
   d. Repair poor to fair

7. HISTORY:
   SALE VALUES
   YEAR RANGE PREDOMINATING $ RENTAL VALUES
   RANGE PREDOMINATING $%
   1929 level 2,500 - 6,500 5,200 100% 25 - 55 45 100%
   1934 - 35row 1,300 - 2,000 2,200 45 15 - 27 22 50
   June 1937 current 1,500 - 4,000 3,000 60 18 - 35 28 65

   Peak sale values occurred in and were % of the 1929 level.
   Peak rental values occurred in and were % of the 1929 level.

8. OCCUPANCY:
   a. Land 100%
   b. Dwelling units 100%
   c. Home owners 20 - 25%

9. SALES DEMAND:
   a. poor
   b. 2 story row $2,800
   c. Activity is poor

10. RENTAL DEMAND:
    a. good
    b. 2 story row $28
    c. Activity is good

11. NEW CONSTRUCTION:
    a. Types none
    b. Amount last year

12. AVAILABILITY OF MORTGAGE FUNDS:
    a. Home purchase none
    b. Home building

13. TRENDS OF DESIRABILITY NEXT 10-15 YEARS downward

14. CLARIFYING REMARKS:

15. Information for this form was obtained from W. R. Hutzel

Date June 4, 1937

(Over)