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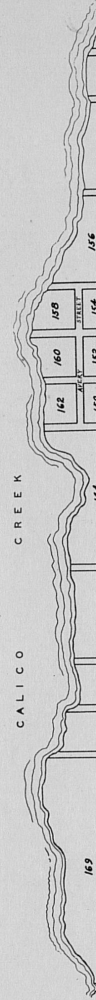
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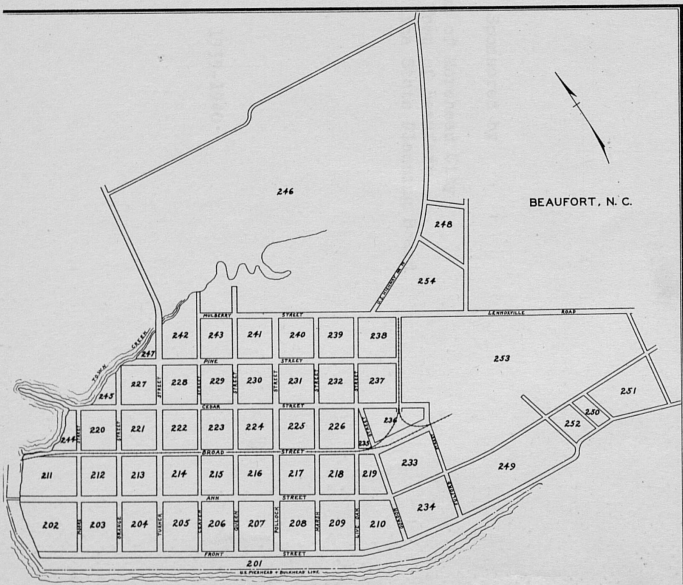
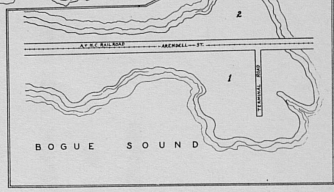
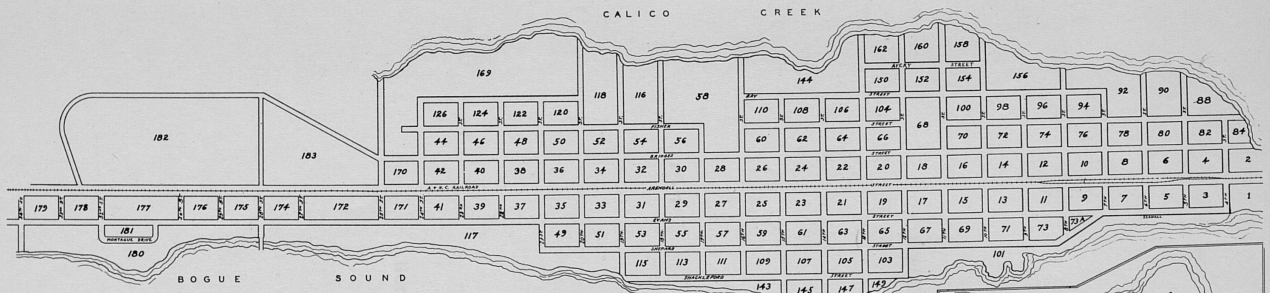
Morehead City - Beaufort

REPORT
of
The Real Property Survey
MOREHEAD CITY--BEAUFORT, N. C.

1939-1940

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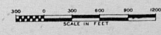




NOTE:
EACH NUMBER IDENTIFIES THE ENTIRE BLOCK
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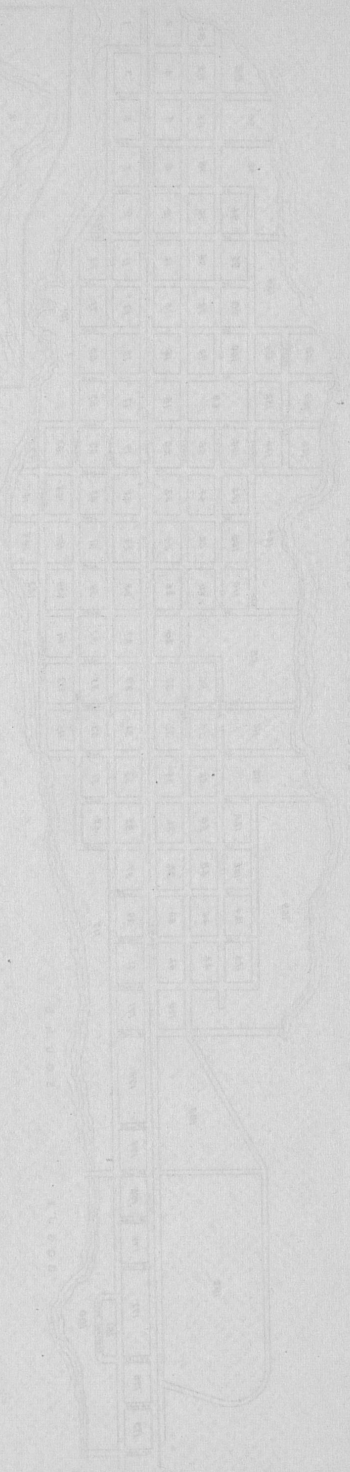
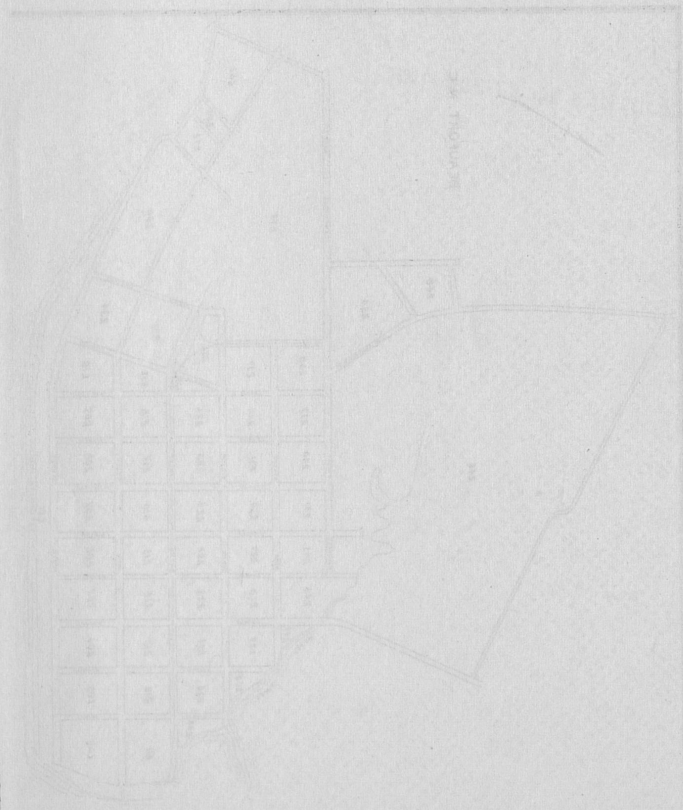
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IDENTIFICATION MAP
—
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA
REAL PROPERTY SURVEY
SEPT. 1939
W.P.A. PROJECT NO 65-132-148
STATE PLANNING BOARD-SPONSOR



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REPORT
OF
THE REAL PROPERTY SURVEY
MOREHEAD CITY-BEAUFORT, NORTH CAROLINA

Work Projects Administration

O. P. 65-1-32-148

Sponsored by

Town of Morehead City
Town of Beaufort
North Carolina State Planning Board

1939-1940

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David Ball, City Project Director

INTRODUCTION

Morehead City and Beaufort are situated on opposite sides of the Newport River. For this reason and because both are fishing centers and tourist resorts they are frequently spoken of as twin cities.

Of the two towns Beaufort is the older but Morehead City is the larger by some 400 population. Beaufort was founded in 1709 by French Huguenots who were later followed by English, Scotch, Irish, Germans, and Swedes. Morehead City was founded in 1857 by John Motley Morehead, Governor of North Carolina.

Fishing is an important industry in both towns and furnishes employment to hundreds of people. Other industries include ice factories, lumber mills, wood-working plants, box factories, and canning. Located midway between New York and Florida and having a generally mild climate throughout the year, both towns are well situated as resort centers.

The following United States Census population figures since 1900 show the relative growth of Morehead City and Beaufort, the former showing a 167.9 percent increase over the 40-year period as against a 49.1 percent increase for the latter.

	Morehead City		Beaufort	
	Population	Percent of Increase	Population	Percent of Increase
1900	1,379	--	2,195	--
1910	2,039	47.9	2,483	13.1
1920	2,958	45.1	2,968	19.5
1930	3,483	17.7	2,957	- 0.4
1940	3,695	6.1	3,272	10.7

Adequate housing is of great social significance to towns and cities of all sizes. In order to attempt a solution of the inadequacies of housing the extent of the problem must first be gauged and data made available concerning structural conditions, population, incomes, rents, and facilities. The best means of securing these data is through a survey of real property, a type of research generally too costly to undertake privately or locally. The availability of relief workers of the white collar class, however, has provided a unique opportunity to obtain this vital information, while furnishing these workers with an occupation suitable to their standards and training.

Because of the growing demand for these factual data and the recognition of the need for improved housing, the Work Projects Administration began, in 1938, surveys of land use, real property, and low income families in several cities and towns in North Carolina, under the state-wide sponsorship of the North Carolina State Planning Board. Morehead City and Beaufort were two of the towns thus surveyed.

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Following the standard procedure in use throughout the nation for real property inventories, entitled Technique for a Real Property Survey, each city was enumerated by blocks. The area measurements and descriptions of the use of every plot of land and every structure on each block were listed. This information, when mapped, constitutes the land use survey, and should be of value to the community in formulating zoning policies, and in the location of future enterprise and construction.

Every dwelling unit on each block was canvassed and a real property schedule was filled in for each dwelling covering the detailed data which were later tabulated by blocks and then for each city as a whole. These data show, among other things, the type and construction of all dwellings in the city, their condition and age, and the presence or absence of modern conveniences, such as plumbing, central heating, and electric lighting. They also indicate the number, age, and race of persons who occupy the city's dwellings, the duration of such occupancy, and the presence of roomers or extra families in the household. This constitutes the dwelling survey. The tabulation of the information on the real property schedules was assembled in 98 tables. In addition to the information thus made available for every block in each city, as well as for the city as a whole, a series of maps was prepared in connection with the dwelling survey, which graphically present each of the significant housing factors surveyed.

The real property schedules were checked as soon as they were enumerated and examined for factors which would determine the adequacy or inadequacy of a dwelling. Those dwellings designated as inadequate or substandard by this check were re-enumerated for data on the families they housed. Following a separate technique, entitled the Low Income Housing Area Survey, set up as a standard procedure by the same federal agencies responsible for the real property survey technique, with the assistance of the United States Housing Authority, the data on low-income family schedules, after their enumeration had been checked, were coded and transcribed to data cards from which 147 tables were derived.

The Real Property Survey set up an office in Morehead City in September 1939 for the duration of the land use survey and the enumeration of the dwelling and low-income family schedules as well as the preliminary checking of these activities; and later moved to Beaufort for the same work in that town. Some twelve persons, taken from the local certified relief rolls, were employed as field enumerators and clerical workers. Mr. David G. Ball acted as local supervisor. By the first week in December the field enumeration was completed and the schedules were sent to Raleigh, state headquarters of the survey, for coding, tabulation, mapping, and analysis.

The materials and results of the project will be distributed as follows:

Basic schedules for real property and low-income family data, block tabulations, general tabulations, correlation tables derived from the general tabulations, low-income tabulations, and the original maps will be filed with the cities. Copies of the final report will be filed with interested public departments and institutions.

SUMMARY OF FINDINGS

Morehead City

The findings of the dwelling survey may be classified briefly as those dealing with certain general structural aspects of Morehead City's housing and those dealing with the extent and characteristics of housing inadequacy in the town. In the survey of Morehead City 960 dwelling structures, containing 1,061 dwelling units, were enumerated. Among the general characteristics of the town's housing it might be noted that almost 7 out of every 8, or 86.8 percent of all dwelling structures, which include 78.5 percent of all units, were of the single-family type, with the two-family two-decker type of residence next most prevalent. Three out of every 5 residences were one story in height, and less than 1 percent were more than two stories high. More than 95 percent of all residential structures were of wooden construction and less than 2 percent had basements extending across at least one-half the space beneath the first principal floor of the structure. Garages were reported with 28.6 percent of all residential structures in the town.

Dwellings containing from 4 to 6 rooms were most characteristic and together accounted for more than one-half the units in the town. Fully one-fifth of the homes occupied by owners were 8 or more rooms in size, while the four-room dwelling was most prevalent among tenants. The latter occupied more than one-half the units consisting of 1, 2, or 3 rooms; but from one-half to three-fourths of the dwellings with more than 3 rooms were occupied by owners. About three-fifths of all the dwellings surveyed were built before 1920, and more than one-fourth before 1905. Residential construction during the period from 1935 to the time of the survey, however, about doubled that of the previous 5 years.

An unusually large proportion of the dwellings in Morehead City were occupied by owners. More than 60 percent of all residential structures, including 55.1 percent of all dwelling units, were owner-occupied. Tenants occupied 38.5 percent of all dwelling units, and the remaining 6.4 percent of all units were vacant, a larger proportion of the town's dwellings than is usual among most small urban centers in the state. The extent of vacancy was undoubtedly affected by the fact that enumeration began in September, when the resort's season was ending.

The financial data secured by the survey were limited to the value and mortgage status of owner-occupied structures; particularly in the latter connection, the data were obtained only for owner-occupied homes of the single-family type. More than one-third of these structures were valued by their owners at less than \$1,000. At least 3 out of every 5 such structures were valued at less than \$2,500, and only about 15 percent were valued at \$5,000 or more, with less than 4 percent valued above \$8,000. About 21 percent of all single-family owner-occupied homes were mortgaged.

For more than three-fifths of all rental dwelling units (tenant-occupied

and vacant) the monthly rental fell below \$15; for about two-fifths of them it fell below \$10 a month. The rental value of owner-occupied dwellings was set somewhat higher by their occupants than that for rental dwellings. However, more than 56 percent of all dwellings occupied by owners were assigned rental values of less than \$20 a month.

As is to be expected, owners in Morehead City were more desirably situated than tenants in regard to both the physical or structural conditions under which they lived and the occupancy factors operating within the home. Owners naturally tended to occupy their homes longer than tenants. Almost 70 percent of all owners had lived in the same dwellings for 5 years or more, but this was true of only about 23 percent of all tenants, while almost one-third of the latter group had occupied the same dwelling for less than 1 year. Owner-occupied units were better equipped with modern plumbing, heating, lighting, cooking, and refrigeration facilities than were those occupied by tenants, although the extent to which both tenure groups lacked some of these facilities is noteworthy.

The physical criteria which were considered in determining dwelling adequacy included judgment of the condition of structures, the presence of adequate sanitary facilities, the presence of electric lighting facilities, and of some form of installed heating facilities. On this basis, it was found that 52.4 percent of all the dwellings enumerated were substandard because of inadequacy in regard to at least one of these factors. This proportion included more than 45 percent of the owner-occupied homes and almost three-fifths of the tenant-occupied homes in Morehead City.

The factor which was most responsible for the high proportion of inadequacy in the town's dwelling structures was the absence of adequate sanitary facilities. At least every other dwelling, more than 51 percent of all units, was inadequate in this respect. The complete absence of any indoor facilities whatsoever in about one-fourth of the dwellings surveyed constituted the major part of this inadequacy. In addition, 14 percent of all dwellings had running water and a toilet but no private bathing facilities, about 7 percent shared toilet facilities, and 5 percent had water but no access to an indoor toilet and bath. About 45 percent of all owner-occupied but almost three-fifths of all tenant-occupied and more than half of all vacant units were inadequately equipped with sanitary facilities.

The next most frequent factor of inadequacy in Morehead City was the lack of modern lighting facilities, this deficiency existing in 22.3 percent of all units. A little more than 7 percent of all dwelling units were classified as in need of major repairs or unfit for use. These included 5 percent of all owner-occupied and more than 10 percent of all tenant-occupied units. All but 10 of the 78 dwellings in such poor structural condition had inadequate sanitary facilities as well. Central furnace heating arrangements were not considered prerequisites of adequacy. Only 1.6 percent of all dwellings were heated by such methods. Most of the homes were heated by coal, wood, or oil stoves or by fireplaces, only 2.1 percent lacking any installed heating facilities. Most of the inadequacies were concentrated in the dwelling units of low rental value. Less than one-fifth

of all dwellings with adequate plumbing were among that 55 percent of all units which rented for less than \$15 a month. Only about 6 percent of that one-third of all units with rental values of less than \$10 a month had adequate sanitary facilities. On the other hand, from 90 to 100 percent of the upper third of all dwellings which rented for \$20 or more per month were adequately equipped. All of the latter were also adequately lighted, whereas more than one-half the units with rental values of less than \$10 a month and about two-fifths of those with rental values of less than \$15 a month were not wired for electric lighting. More than 15 percent of all dwelling units with rental values of less than \$10 a month were in the poor condition categories as compared with less than 3 percent of the dwellings with higher rental values.

Other household equipment, which may be classed as "desirable" rather than "necessary," and which, therefore, were not used as criteria of adequacy, are modern cooking and refrigerating facilities. Only 12.2 percent of all dwellings were fitted with electric or gas cooking arrangements, and a little less than 30 percent with mechanical refrigerators. A larger proportion of owners than of tenants used the more modern equipment.

About one-sixth (16.4 percent) of the occupied dwelling units in Morehead City were occupied by Negroes. The extent of owner-occupancy among the latter was smaller than that among white groups. Other differences between the races, however, were even more marked. Only 3 percent of all dwelling units occupied by Negroes, 5 units in all, had rental values of \$15 or more a month as compared with 52.4 percent of those occupied by white groups. More than 23 percent of the units occupied by Negroes, but less than 5 percent of those occupied by white groups were either in need of major repairs or unfit for use.

The principal factors used as determinants of occupancy adequacy were overcrowding and "doubling up." Only 9, or less than 1 percent of all occupied units, were designated substandard solely because of such occupancy factors. However, in the case of about 10 percent of all dwelling units in the town, these occupancy factors existed along with structural inadequacies, making these dwellings substandard from both a structural and an occupancy viewpoint. Of the more than one-half of all dwellings in the town which were designated substandard, about one-fifth were substandard for both structural and occupancy reasons.

Dwellings which housed more than one and one-half persons per room were considered inadequate from an occupancy standpoint. A little more than 10 percent of all occupied dwelling units in the town were overcrowded. The greatest proportions of overcrowding existed among dwellings occupied by Negroes and among those occupied by tenants. Among the former, more than one-fifth of the dwellings were inadequate in size for the number of people living in them, as compared with about 8 percent of the homes occupied by white groups; and 14 percent of all tenant-occupied homes were similarly inadequate, in contrast with 7.7 percent of all owner-occupied dwellings. The "doubling up" of families for economic reasons, as a further factor of occupancy inadequacy, occurred in 2.8 percent of all occupied units and was somewhat more common among owner- than among tenant-occupied units.

The low-income housing area survey was instituted after the enumeration of the dwelling survey had been completed, for the purpose of obtaining data regarding the families living in homes classified as substandard in the dwelling survey. The study of substandard dwellings which house families with low incomes is aimed primarily at an analysis of the market for standard houses which they create, and the part of this market which could or could not be accommodated economically by private investors.

Such market estimates can be made from a knowledge of the approximate rental charges for privately constructed adequate houses in a specific locality, and from information regarding income levels of the groups to be rehoused. The accepted criterion for net rental expenditure is one-fourth of the income in the case of groups with less than 3 minor dependents and one-fifth of the income in the case of groups with 3 or more minor dependents. Those groups whose incomes would not permit the payment of rental charges which privately owned adequate houses must command in order to return a profit to the investor, obviously could not be rehoused except through some form of subsidized housing program. The low-income housing survey therefore was concerned with collecting data on the incomes and rental payments of families in substandard houses. In addition, data regarding the family size and composition, the employment status, and the number of dependents in groups living in substandard homes were gathered which might be put to use in estimating not only the need for a housing program but the nature and size of the program as well, the upper and lower income levels of eligibility to participation in a possible subsidized housing program, and tentative rental charges for the new dwelling units.

These data, in tabular form, are available in another volume. Limitations of space make it necessary to present only a brief summary of the findings here. The total number of groups, of both family and non-family composition, living in substandard homes at the time of the re-enumeration was 552, of which 70.8 percent were white. Owners again were preponderant over tenants, but not to the extent true for the town as a whole.

In 6.8 percent of the 500 family groups reporting not a single member was gainfully employed at the time of enumeration, and in the case of one-half of the groups with no gainfully employed member there were no employable persons in the groups. There were 3 or more minor dependents (unmarried persons under 21 years of age whose gross incomes were less than \$300 for the year preceding enumeration) present in 27.2 percent of all the family groups reporting. Families with a large number of dependents were relatively more frequent among Negro groups than among white.

These 552 groups lived in 505 substandard dwelling units. About 47 percent of these dwellings, 238, were occupied by tenants. The occupants of almost three-fourths of these tenant-dwellings reported incomes of less than \$1,000 a year. Such incomes were true of about 70 percent of the 166 white tenant households and of about 80 percent of the 72 Negro tenant households reporting. An even larger proportion of the annual incomes in owner-households fell below \$1,000, 77.5 percent reporting such low incomes.

Beaufort

In Beaufort there were 791 dwelling structures, containing 886 dwelling units at the time of enumeration. Over 7 out of every 8 structures were of the single-family type. Almost one-half of all dwelling structures were one story in height, and none were more than two and one-half stories high. All except 1.9 percent of the residences were of wooden construction. The presence of a basement extending under at least one-half the length of the principal floor was reported in only 1.5 percent of all residential structures, and garages were reported in about 1 out of every 4 cases. Units containing 4, 5, or 6 rooms were most characteristic, together accounting for almost three-fifths of all units in the town. More than 7 out of every 10 dwellings were built before 1920, and over one-fourth before 1885. Residential structures built between 1935 and September 1939 accounted for approximately one-tenth of all existing structures and represented almost 3 times the rate of construction of the preceding five-year interval.

Owners occupied 57.8 percent of all residential structures and 51.6 percent of all dwelling units in Beaufort. Tenants occupied 42.9 percent of all units, and the remaining 5.5 percent were vacant. Almost half of all owner-occupied units had housed the owner for 20 years or more and about 7 out of every 10 for 10 years or more. On the other hand, a little more than one-third of all tenants had occupied the same dwelling for as long as 5 years, while about one-fifth had done so for less than 1 year.

Over two-fifths of all single-family owner-occupied structures were valued by their owners at less than \$1,000, and about 18 percent at \$3,000 or more. Of all such structures 18.5 percent were mortgaged. About one-half of all rental units (tenant-occupied and vacant) rented for less than \$10 a month; 7 out of every 10 rented for less than \$15 a month. The rental values of owner-occupied dwellings were estimated somewhat higher than this by their occupants. However, 56.7 percent of all such dwellings were given rental values of less than \$15 a month by their owners.

Of all dwelling units enumerated 58.7 percent were substandard because of at least 1 structural or occupancy factor of inadequacy. The factor most responsible for this high proportion was the lack of adequate sanitary facilities, which existed in 57.1 percent of all the dwellings enumerated. The remaining 1.6 percent were substandard because of some other reason or combination of reasons. Actually, several factors of inadequacy were frequently combined in the same dwellings. Thus, of the 62, or 7 percent of all units which were either in need of major repairs or unfit for use, all but 2 were also without adequate sanitary facilities. More than 30 percent of all dwellings were not wired for electric lighting, the absence of which constituted the second most prevalent factor of inadequacy in the town. In most of these homes plumbing facilities were also inadequate. While less than 3 percent of all dwellings were equipped with central furnace heating arrangements, heating as a factor of inadequacy was of negligible importance, with less than 1 percent of all units lacking any installed heating equipment whatsoever.

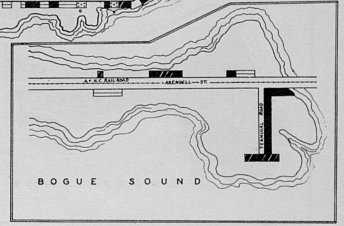
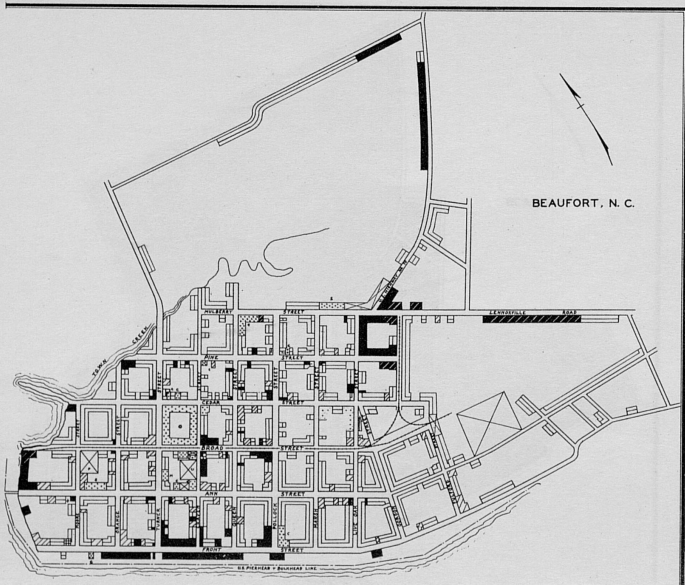
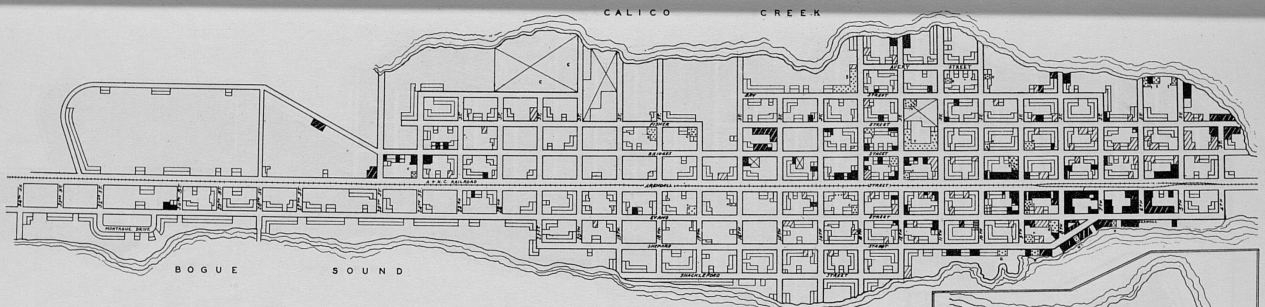
Occupancy factors--that is, overcrowding or the "doubling up" of

families for economic reasons, were the sole reason for designating dwellings substandard in only 1 percent of all occupied dwelling units. However, more than 10 percent of all occupied dwellings were designated as substandard because of the presence of both occupancy and structural factors of inadequacy. The presence of more than one and one-half persons per room was reported in 9.7 percent of all occupied dwellings in the town, and the presence of at least 1 extra family in 2.9 percent of all occupied dwellings. As is to be expected, most of the inadequacy was concentrated in the dwelling units of low rental value, from 90 to 100 percent of each factor of inadequacy occurring in dwellings renting for less than \$15 a month. Among the three-fifths and more of all units which rented for less than \$15 a month, 81.9 percent lacked adequate sanitary facilities, 46.9 percent were not wired for electric lighting, 10.7 percent were either in need of major repairs or unfit for use, and about 15 percent were overcrowded. On the other hand, among those units with rental values of \$15 or more per month, only 13.9 percent lacked adequate sanitary facilities, 1.8 percent were without lighting facilities, 0.6 percent were in the poor condition categories and only 0.3 percent were overcrowded. The 22 units with central heating facilities were all valued over \$20 a month for rental. Modern cooking and refrigerating facilities were also present in insignificant proportions among dwellings with low rental values. Only 2 dwellings renting for less than \$15 a month were equipped with electric stoves, and 35, or 6.2 percent, with mechanical refrigerators; while 13.3 percent of the dwellings renting for \$15 or more per month were equipped with electric stoves, and 53.9 percent with mechanical refrigerators.

Negroes resided in a little less than 30 percent of all occupied dwellings in Beaufort. While 57.6 percent of all dwellings occupied by white groups were owner-occupied, about 47 percent of all Negro dwellings were owner-occupied. More than 3 out of every 4 dwellings occupied by Negroes had a rental value of less than \$10 a month and only about 5 percent of \$15 or more per month, whereas not quite 30 percent of the rentals for units occupied by white groups fell under \$10 a month and fully 49 percent rented for \$15 or more per month. Almost 14 percent of the units occupied by Negroes were either in need of major repairs or unfit for use, in contrast with less than 4 percent of those occupied by white groups. Less than 7 percent of the units which housed white groups were overcrowded, but more than one and one-half persons per room was averaged in 17.5 percent of all dwellings occupied by Negroes.

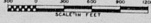
The low income housing area survey of Beaufort revealed 496 occupied units still substandard upon re-enumeration. One-half of these were owner-occupied, and 45.8 percent were occupied by Negroes. These units housed 556 groups, of which 490 were family groups. Among 46, or 9.4 percent of the family groups, no member of the family was gainfully employed. In 33 of these no member of the family was employable. There were 3 or more minor dependents in a little over one-fourth (27.1 percent) of the families.

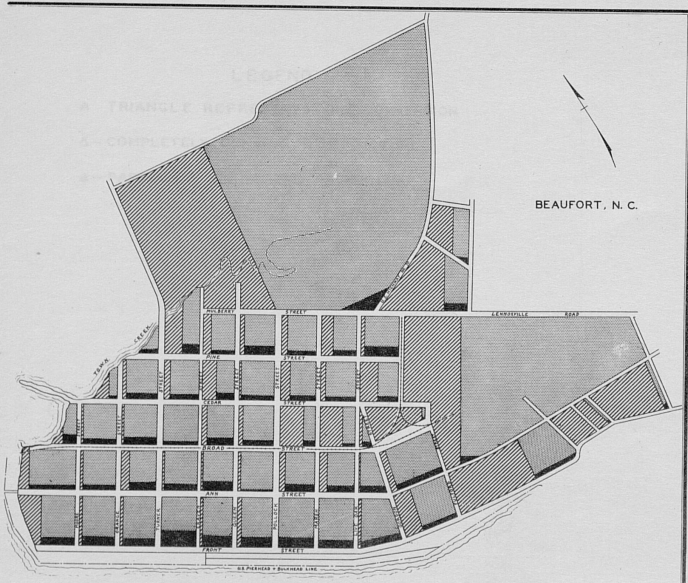
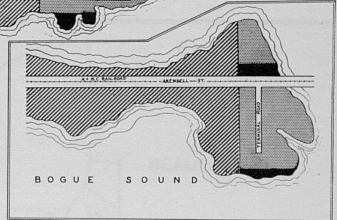
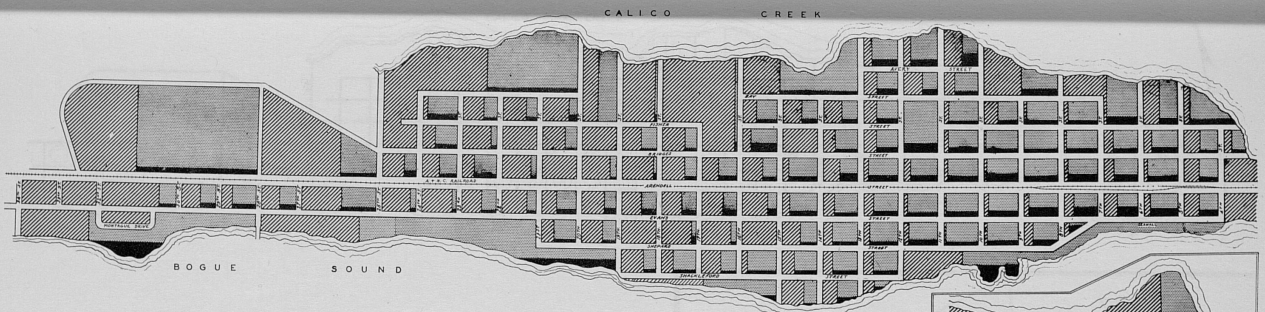
In more than three-fourths of all substandard homes the aggregate incomes of all related persons totaled less than \$1,000 for the year preceding enumeration. For both races and tenure groups the proportions with such low incomes ranged from 70 to 80 percent.



- LEGEND**
- SHADED BANDS REPRESENT STREET FRONTAGE BY USE - NOT ACTUAL AREA OF BUILDINGS
- [Symbol] SINGLE FAMILY, ATTACHED OR DETACHED, STRUCTURES INCLUDING HOOD HOUSES AND TERRACES
 - [Symbol] TWO TO FOUR FAMILY STRUCTURES
 - [Symbol] APARTMENT WITHOUT BUSINESS UNITS
 - [Symbol] APARTMENT WITH BUSINESS UNITS
 - [Symbol] MIXED BUSINESS AND RESIDENTIAL
 - [Symbol] COMMERCIAL
 - [Symbol] INDUSTRIAL
 - [Symbol] PUBLIC BUILDINGS
 - [Symbol] SCHOOL
 - [Symbol] FIRE HOUSE
 - [Symbol] CHURCH
 - [Symbol] HOSPITAL
 - [Symbol] POST OFFICE OR FEDERAL BUILDING
 - [Symbol] INSTITUTION: YMCA, YMCA, SALVATION ARMY, PARSONS, OLD PEOPLE HOME, JAIL, ETC.
 - [Symbol] GOVERNMENTAL: CITY HALL, POLICE STATION, COURT HOUSE, COUNTY BUILDING, ETC.
 - [Symbol] MISCELLANEOUS
 - [Symbol] PERMANENT OPEN SPACE
 - [Symbol] PARK OR PLAYGROUND
 - [Symbol] CEMETERY
 - [Symbol] TEMPORARY BUSINESS USES
 - [Symbol] PARKING OR USED CAR LOTS
 - [Symbol] UNBUILT

LAND USE MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA
REAL PROPERTY SURVEY
SEPT. 1939
W.P.A. PROJECT NO-65-132-148
STATE PLANNING BOARD-SPONSOR





LEGEND

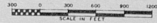
SHADED AREAS REPRESENT PERCENTAGE COVERAGE - NOT ACTUAL LOCATION OF THE LAND USE

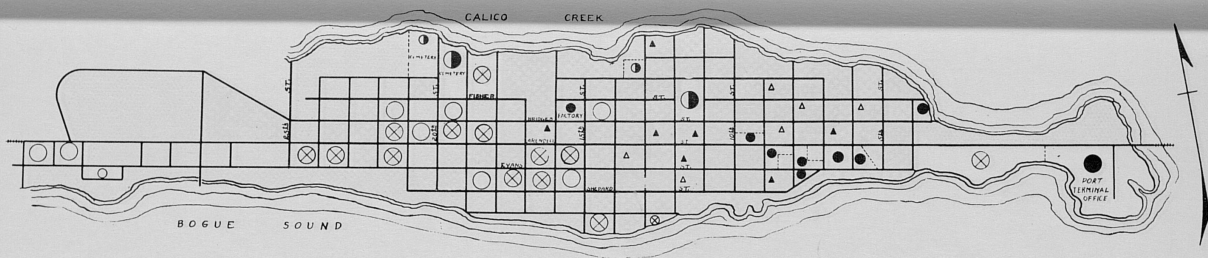
▨ LAND NOT IN PERMANENT USE - UNUSED LAND, PARKING LOTS, USED CAR LOTS, AND LAND WITH OTHER TEMPORARY BUSINESS USES.

■ LAND IN PERMANENT USE - BUT NOT COVERED BY MAJOR STRUCTURES.

■ AREA COVERED BY MAJOR STRUCTURES.

LAND COVERAGE MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA
 REAL PROPERTY SURVEY
 SEPT., 1939
 W. P. A. PROJECT NO. 65-1-32-148
 STATE PLANNING BOARD - SPONSOR

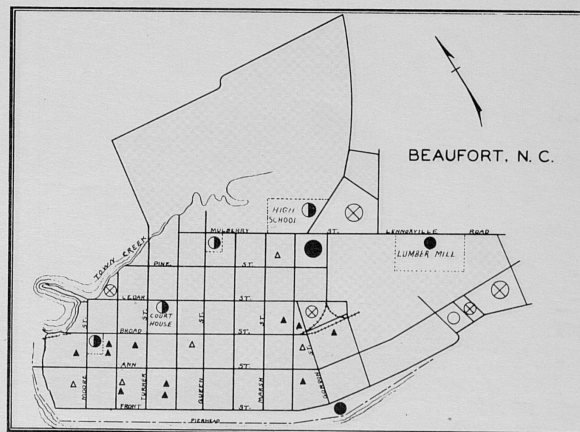




LEGEND

- A TRIANGLE REPRESENTS ONE CONVERSION
- △ - COMPLETELY CONVERTED STRUCTURE
- ▲ - PARTIALLY CONVERTED STRUCTURE

- VACANT BLOCK
- ⊗ LESS THAN 3 UNITS
- ◐ PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE

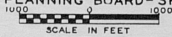


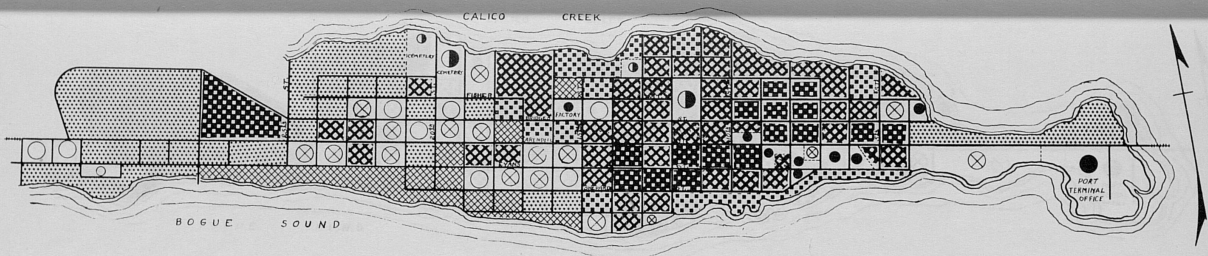
CONVERTED STRUCTURE MAP
 MOREHEAD CITY - BEAUFORT
 NORTH CAROLINA

REAL PROPERTY SURVEY

SEPT. 1939

W. P. A. PROJECT N° 65-1-32-148
 STATE PLANNING BOARD - SPONSOR

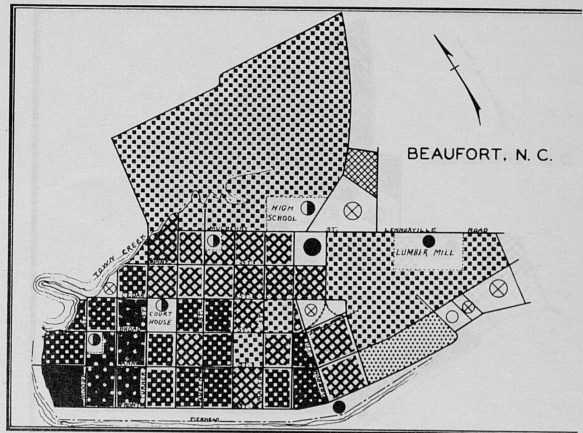




LEGEND
MEDIAN YEAR BUILT

1930 — 1939	
1925 — 1929	
1920 — 1924	
1905 — 1919	
1885 — 1904	
1860 — 1884	
1859 OR BEFORE	

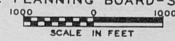
- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE



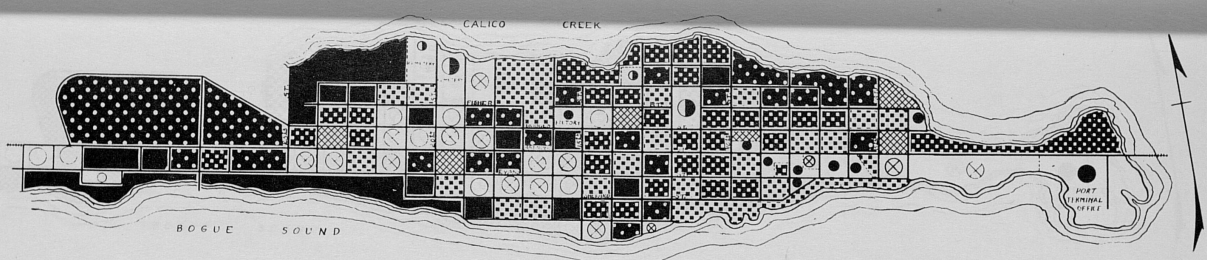
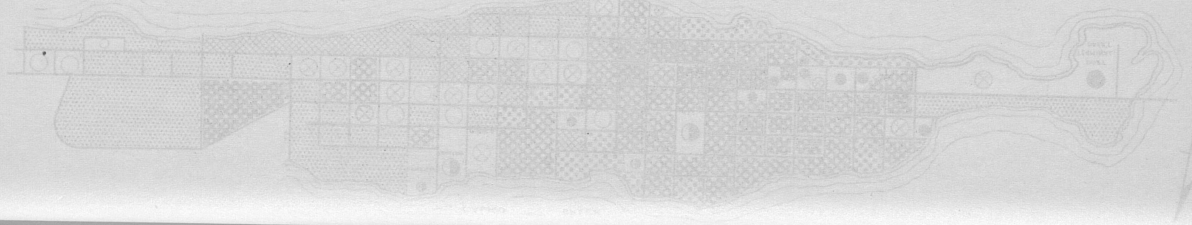
AGE OF STRUCTURE MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA

REAL PROPERTY SURVEY
SEPT. 1939

W.P.A. PROJECT No 65-1-32-148
STATE PLANNING BOARD - SPONSOR



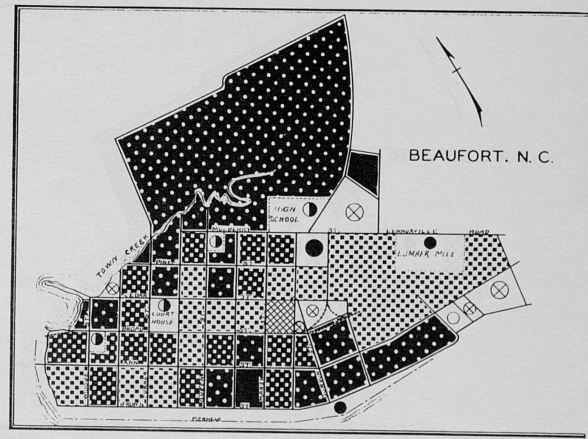
SCALE IN FEET



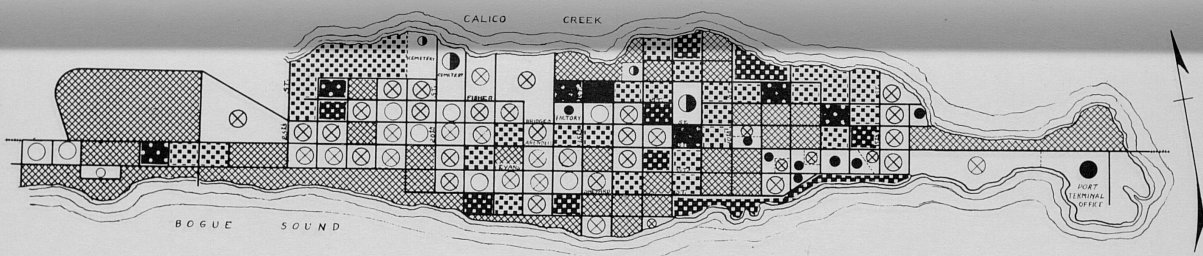
LEGEND
PERCENT OF DWELLING UNITS
OCCUPIED BY OWNER

0 — 19%	
20% — 39%	
40% — 59%	
60% — 79%	
80% — 100%	

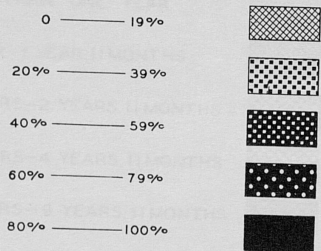
- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE



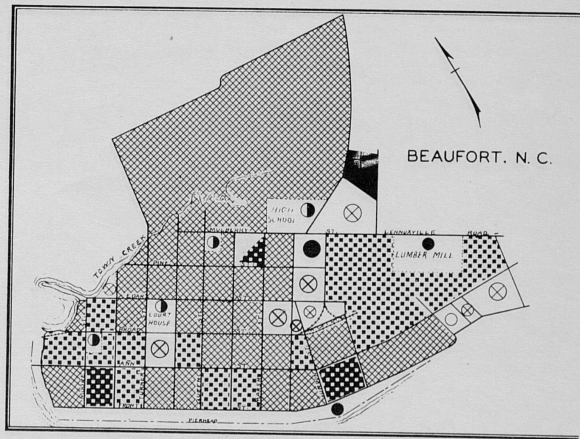
OWNER-OCCUPANCY MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA
REAL PROPERTY SURVEY
SEPT. 1939
W. P. A. PROJECT No 65-1-32-148
STATE PLANNING BOARD - SPONSOR
1000 1000
SCALE IN FEET



LEGEND
 PERCENT OF SINGLE FAMILY OWNER-OCCUPIED
 STRUCTURES SUBJECT TO MORTGAGE



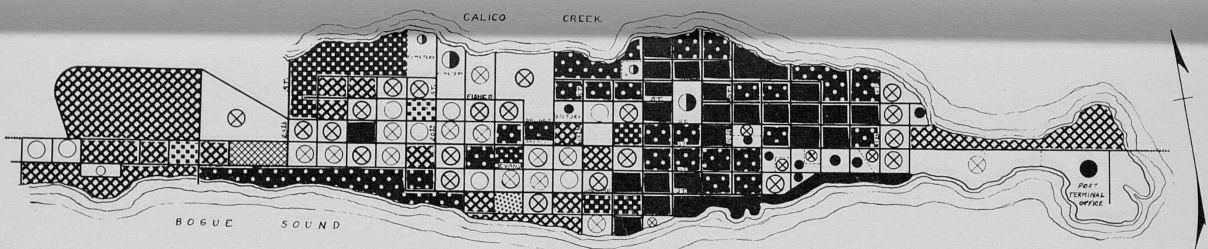
- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE



MORTGAGE STATUS MAP
 MOREHEAD CITY - BEAUFORT
 NORTH CAROLINA
 REAL PROPERTY SURVEY
 SEPT. 1939

W.P.A. PROJECT No 65-1-32-148
 STATE PLANNING BOARD - SPONSOR

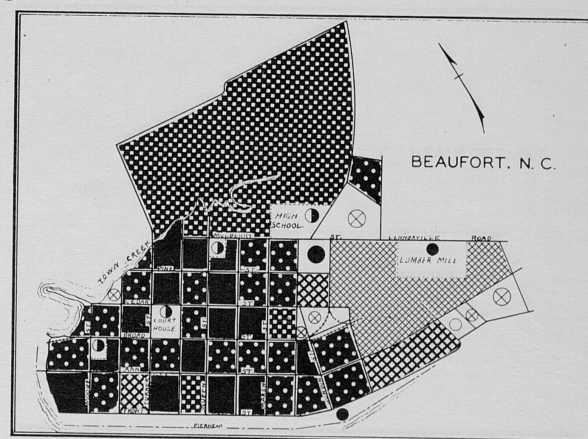




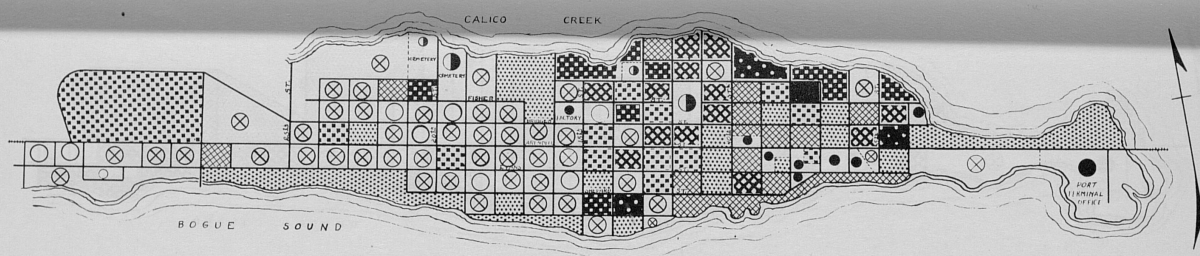
LEGEND
 MEDIAN DURATION OF OCCUPANCY OF
 OWNER-OCCUPIED UNITS

LESS THAN ONE YEAR	
1 YEAR-1 YEAR, 11 MONTHS	
2 YEARS-2 YEARS, 11 MONTHS	
3 YEARS-4 YEARS, 11 MONTHS	
5 YEARS-9 YEARS, 11 MONTHS	
10 YEARS-19 YEARS, 11 MONTHS	
20 YEARS OR MORE	

- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE

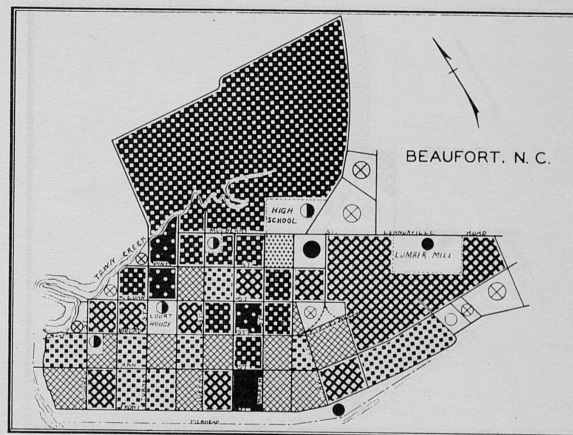


DURATION OF OWNER-OCCUPANCY MAP
 MOREHEAD CITY - BEAUFORT
 NORTH CAROLINA
 REAL PROPERTY SURVEY
 SEPT. 1939
 W.P.A. PROJECT N° 65-1-32-148
 STATE PLANNING BOARD-SPONSOR
 1000 0 1000
 SCALE IN FEET



LEGEND
MEDIAN DURATION OF OCCUPANCY
OF TENANT OCCUPIED UNITS

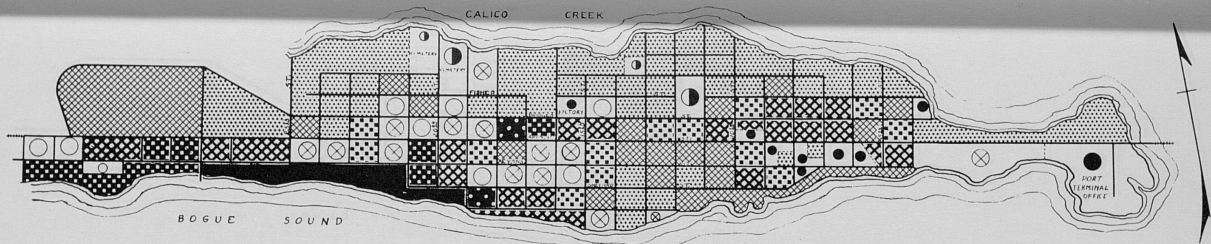
LESS THAN ONE YEAR	
1 YEAR-1 YEAR, 11 MONTHS	
2 YEARS-2 YEARS, 11 MONTHS	
3 YEARS-4 YEARS, 11 MONTHS	
5 YEARS-9 YEARS, 11 MONTHS	
10 YEARS-19 YEARS, 11 MONTHS	
20 YEARS OR MORE	



- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE

DURATION OF TENANT-OCCUPANCY MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA

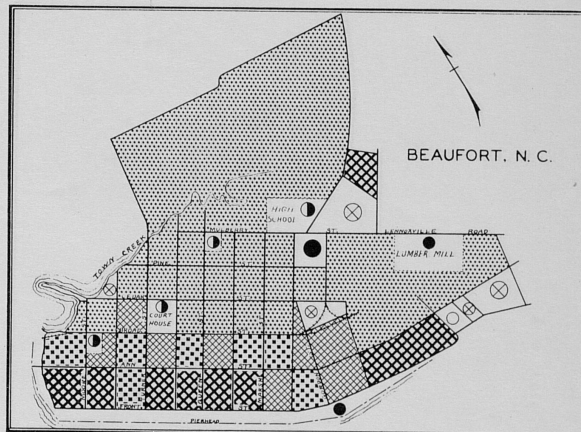
REAL PROPERTY SURVEY
 SEPT. 1939
 W. P. A. PROJECT No 65-1-32-148
 STATE PLANNING BOARD-SPONSOR
 1000 0 1000
 SCALE IN FEET



LEGEND
AVERAGE MONTHLY RENTAL VALUE

\$ 9.99 OR LESS	
\$10.00 — \$14.99	
\$15.00 — \$19.99	
\$ 20.00 — \$29.99	
\$30.00 — \$39.99	
\$40.00 — \$49.99	
\$50.00 OR MORE	

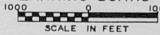
- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE



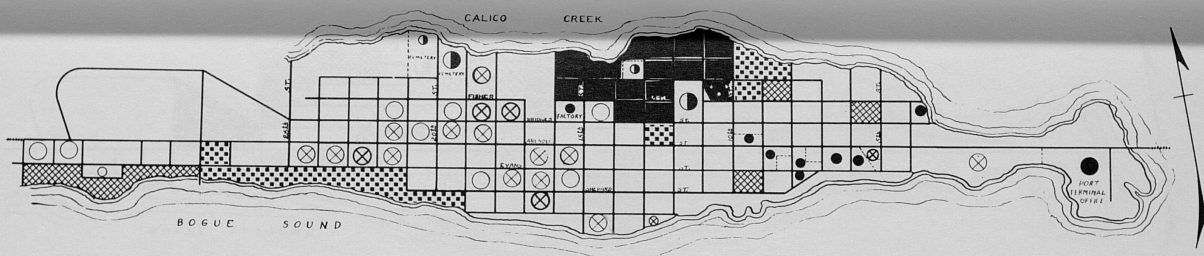
AVERAGE RENTAL MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA

REAL PROPERTY SURVEY
SEPT. 1939

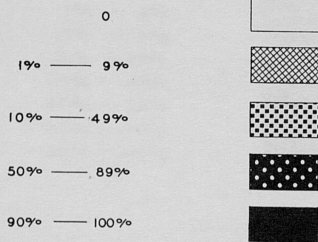
W.P.A. PROJECT No 65-1-32-148
STATE PLANNING BOARD - SPONSOR



SCALE IN FEET

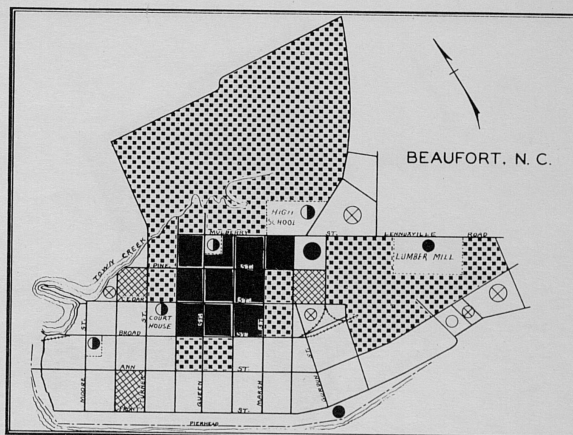


LEGEND
PERCENT OF OCCUPIED DWELLING UNITS
OF A RACE OTHER THAN WHITE



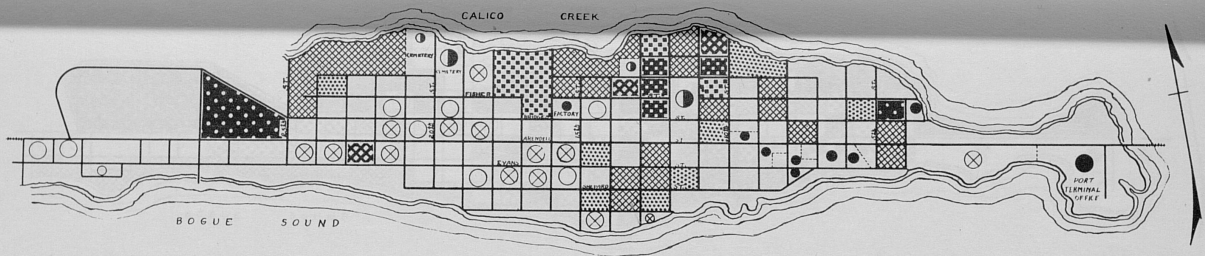
- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL

----- NON-RESIDENTIAL BOUNDARY LINE











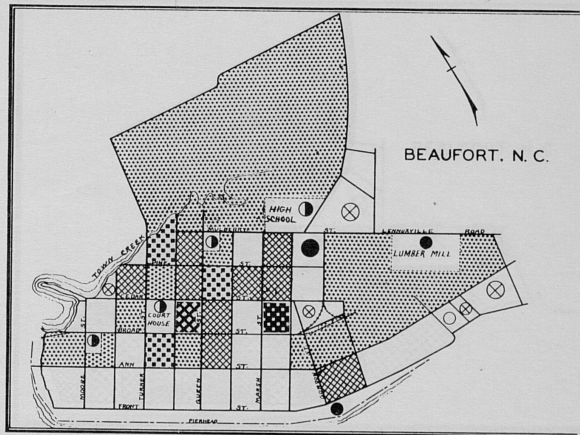
RACE OF HOUSEHOLD MAP
MOREHEAD CITY - BEAUFORT
NORTH CAROLINA
REAL PROPERTY SURVEY
SEPT. 1939






W.P.A. PROJECT N° 65-1-32-148
STATE PLANNING BOARD - SPONSOR
1000 0 1000
SCALE IN FEET



LEGEND
 PERCENT OF RESIDENTIAL STRUCTURES
 IN NEED OF MAJOR REPAIRS OR UNFIT
 FOR USE

0	
1% — 9%	
10% — 19%	
20% — 29%	
30% — 39%	
40% — 59%	
60% — 79%	
80% — 100%	



-  VACANT BLOCK
-  LESS THAN 3 UNITS
-  PARKS, INSTITUTIONS
-  COMMERCIAL, INDUSTRIAL
-  NON-RESIDENTIAL BOUNDARY LINE

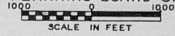
CONDITION OF RESIDENTIAL STRUCTURES MAP
 MOREHEAD CITY - BEAUFORT

NORTH CAROLINA

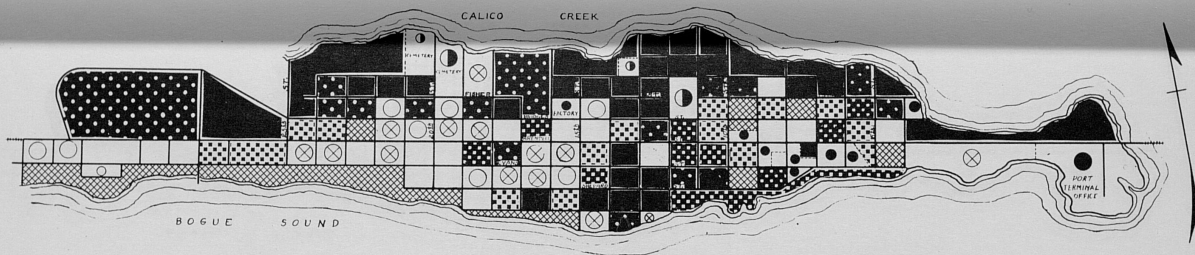
REAL PROPERTY SURVEY

SEPT, 1939

W. P. A. PROJECT No 65-1-32-148
 STATE PLANNING BOARD-SPONSOR



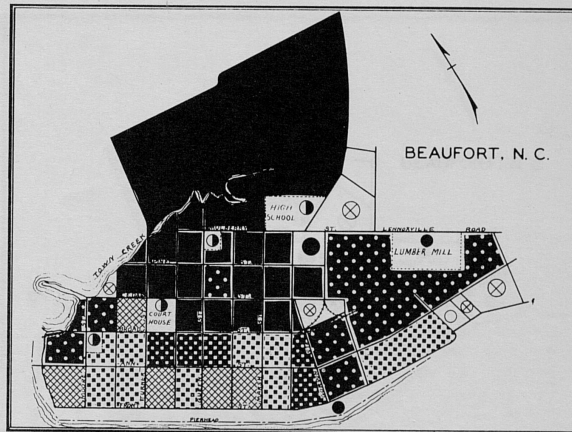
SCALE IN FEET



LEGEND
 PERCENT OF DWELLING UNITS WITH
 NO PRIVATE TOILET OR BATH

0	
1% — 19%	
20% — 39%	
40% — 59%	
60% — 79%	
80% — 100%	

- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE



SANITARY FACILITIES MAP
 MOREHEAD CITY - BEAUFORT

NORTH CAROLINA

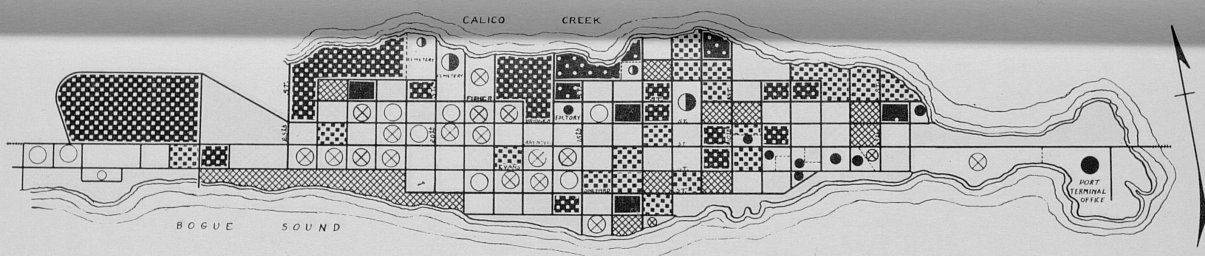
REAL PROPERTY SURVEY

SEPT. 1939

W.P.A. PROJECT No 65-1-32-148
 STATE PLANNING BOARD - SPONSOR



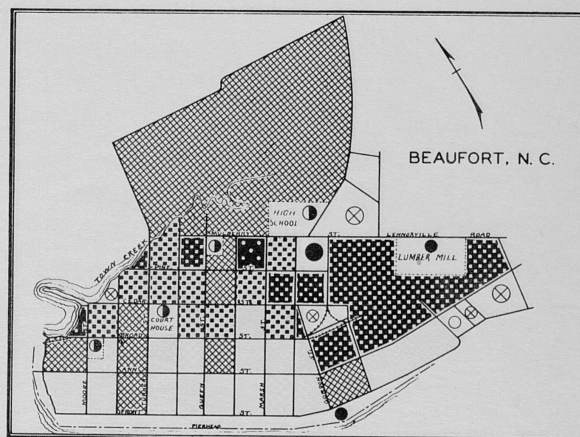
SCALE IN FEET



LEGEND
 PERCENT OF OCCUPIED DWELLING UNITS
 WITH 1.51 OR MORE PERSONS PER ROOM

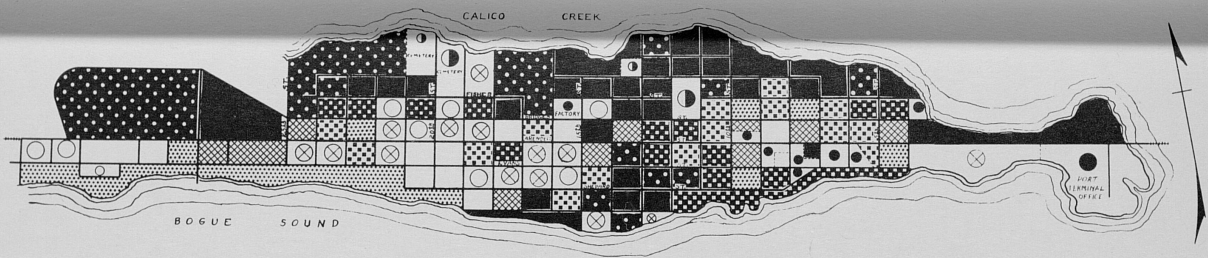
0	
1% - 9%	
10% - 19%	
20% - 29%	
30% - 39%	
40% - 100%	

- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE

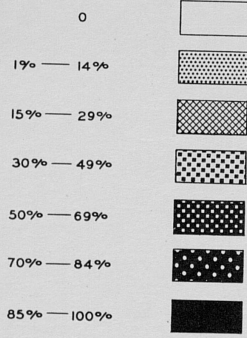


PERSONS PER ROOM MAP
 MOREHEAD CITY - BEAUFORT
 NORTH CAROLINA
 REAL PROPERTY SURVEY
 SEPT. 1939

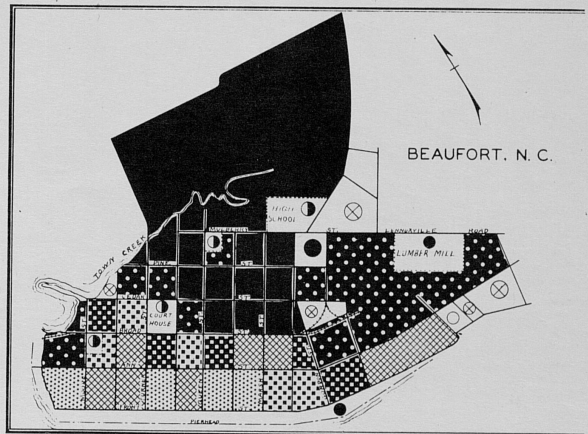
W. P. A. PROJECT No 65-1-32-148
 STATE PLANNING BOARD - SPONSOR
 SCALE IN FEET



LEGEND
PERCENT OF DWELLING UNITS WHICH ARE SUBSTANDARD



- VACANT BLOCK
- LESS THAN 3 UNITS
- PARKS, INSTITUTIONS
- COMMERCIAL, INDUSTRIAL
- NON-RESIDENTIAL BOUNDARY LINE



SUBSTANDARD DWELLING UNITS MAP

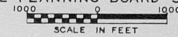
MOREHEAD CITY - BEAUFORT

NORTH CAROLINA

REAL PROPERTY SURVEY

SEPT. 1939

W.P.A. PROJECT No 65-1-32-148
STATE PLANNING BOARD - SPONSOR



SCALE IN FEET

SUMMARY TABLES

Morehead City, N. C.

I. Structure Data

	Total		Owner		Non-owner	
	Number	Percent	Number	Percent	Number	Percent
A. Type of Structure						
Total reports	960	100.0	585	100.0	375	100.0
Single-family detached	830	86.5	534	91.2	296	79.0
Single-family attached	3	0.3	0	0.0	3	0.8
2-family side-by-side	13	1.4	3	0.5	10	2.7
2-family 2-decker	35	3.6	17	2.9	18	4.8
3-family 3-decker	0	0.0	0	0.0	0	0.0
4-family double 2-decker	3	0.3	1	0.2	2	0.5
Apartment	2	0.2	0	0.0	2	0.5
Business with dwelling unit	22	2.3	6	1.0	16	4.3
Other non-converted structures	39	4.1	15	2.6	24	6.4
Partially converted structures	7	0.7	5	0.9	2	0.5
Completely converted structures	6	0.6	4	0.7	2	0.5
B. Structures by Year Built						
Total reports	960	100.0	585	100.0	375	100.0
1935-1939	139	14.5	106	18.1	33	8.8
1930-1934	74	7.7	46	7.9	28	7.5
1925-1929	113	11.8	79	13.5	34	9.1
1920-1924	98	10.2	55	9.4	43	11.4
1915-1919	102	10.6	54	9.2	48	12.8
1905-1914	195	20.3	114	19.5	81	21.6
1895-1904	145	15.1	79	13.5	66	17.6
1885-1894	63	6.6	33	5.6	30	8.0
1860-1884	26	2.7	18	3.1	8	2.1
1859 or before	5	0.5	1	0.2	4	1.1

Morehead City, N. C.

	Total		Mortgaged		Unencumbered	
	Number	Percent	Number	Percent	Number	Percent
C. Encumbrance by Value - Owner-Occupied Structures with 1 to 4 Dwelling Units						
Total reports	421	100.0	78	100.0	343	100.0
\$ 499 or less	69	16.4	9	11.5	60	17.5
500 - \$ 999	114	27.1	12	15.4	102	29.7
1000 - 1499	60	14.2	13	16.7	47	13.7
1500 - 1999	35	8.3	5	6.4	30	8.7
2000 - 2499	31	7.4	8	10.2	23	6.7
2500 - 2999	35	8.3	11	14.1	24	7.0
3000 - 3999	52	12.3	13	16.7	39	11.4
4000 - 4999	14	3.3	5	6.4	9	2.6
5000 - 5999	4	1.0	0	0.0	4	1.2
6000 - 7999	5	1.2	1	1.3	4	1.2
8000 - 9999	0	0.0	0	0.0	0	0.0
10000 - 14999	2	0.5	1	1.3	1	0.3

10

	Total			Total	
	Number	Percent		Number	Percent
D. Basements			E. Garages		
Total reports	791	100.0	Total reports	791	100.0
No basement	779	98.5	No garage	595	75.2
With basement	12	1.5	With garage	196	24.8

Morehead City, N. C.

	Total			Total	
	Number	Percent		Number	Percent
F. Stories			G. Exterior Material		
Total reports	960	100.0	Total reports	960	100.0
1 story	580	60.4	Wood	916	95.4
1½ stories	64	6.7	Brick	20	2.1
2 stories	313	32.6	Stone	0	0.0
2½ stories	2	0.2	Stucco	22	2.3
3 or 3½ stories	1	0.1	Other	2	0.2

II. Dwelling Unit Data

II

A. Monthly Rent or Rental Value	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Total reports	1061	100.0	585	100.0	408	100.0	68	100.0
\$ 4.99 or less	75	7.1	43	7.3	24	5.9	8	11.8
5.00 - \$ 9.99	296	27.9	148	25.3	133	32.6	15	22.0
10.00 - 14.99	218	20.6	100	17.1	105	25.7	13	19.1
15.00 - 19.99	116	10.9	39	6.7	70	17.2	7	10.3
20.00 - 24.99	83	7.8	41	7.0	35	8.6	7	10.3
25.00 - 29.99	84	7.9	55	9.4	23	5.6	6	8.8
30.00 - 39.99	86	8.1	60	10.2	15	3.7	11	16.2
40.00 - 49.99	45	4.2	41	7.0	3	0.7	1	1.5
50.00 - 74.99	42	4.0	42	7.2	0	0.0	0	0.0
75.00 - 99.99	12	1.1	12	2.1	0	0.0	0	0.0
100.00 - 149.99	4	0.4	4	0.7	0	0.0	0	0.0

Morehead City, N. C.

	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
B. Condition								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Good condition	394	44.5	233	51.0	137	36.1	24	49.0
In need of minor repairs	430	48.5	201	44.0	209	55.0	20	40.8
In need of major repairs	56	6.3	20	4.4	32	8.4	4	8.2
Unfit for use	6	0.7	3	0.6	2	0.5	1	2.0
C. Adequacy								
12 Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Standard	366	41.3	210	46.0	131	34.5	25	51.0
Substandard - Total	520	58.7	247	54.0	249	65.5	24	49.0
Physically only	421	47.5	203	44.4	194	51.1	24	49.0
Occupancy only	9	1.0	5	1.1	4	1.0	—	—
Physically and occupancy	90	10.2	39	8.5	51	13.4	—	—
D. Rooms								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
1 room	17	1.9	6	1.3	10	2.6	1	2.0
2 rooms	62	7.0	15	3.3	36	9.5	11	22.4
3 rooms	101	11.4	35	7.7	60	15.8	6	12.2
4 rooms	172	19.4	75	16.4	88	23.2	9	18.4
5 rooms	176	19.9	83	18.1	86	22.6	7	14.3
6 rooms	180	20.3	116	25.4	60	15.8	4	8.2
7 rooms	83	9.4	58	12.7	21	5.5	4	8.2
8 rooms or more	95	10.7	69	15.1	19	5.0	7	14.3

Morehead City, N. C.

	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
E. Heating								
Total reports	1061	100.0	585	100.0	408	100.0	68	100.0
Central steam or hot water	13	1.2	11	1.9	2	0.5	0	0.0
Central warm air	4	0.4	4	0.7	0	0.0	0	0.0
Other installed	1022	96.3	562	96.0	400	98.0	60	88.2
None installed	22	2.1	8	1.4	6	1.5	8	11.8
F. Lighting								
Total reports	1061	100.0	585	100.0	408	100.0	68	100.0
Electric	822	77.5	464	79.3	306	75.0	52	76.5
Gas	2	0.2	0	0.0	2	0.5	0	0.0
Other	237	22.3	121	20.7	100	24.5	16	23.5
G. Cooking								
Total reports	1061	100.0	585	100.0	408	100.0	68	100.0
Electric	124	11.7	101	17.3	21	5.1	2	3.0
Gas	5	0.5	4	0.7	1	0.2	0	0.0
Other installed	897	84.5	471	80.5	377	92.5	49	72.0
None installed	35	3.3	9	1.5	9	2.2	17	25.0
H. Refrigeration								
Total reports	1061	100.0	585	100.0	408	100.0	68	100.0
Electric	310	29.2	215	36.8	86	21.1	9	13.2
Gas	0	0.0	0	0.0	0	0.0	0	0.0
Ice	512	48.3	278	47.5	214	52.4	20	29.4
None	239	22.5	92	15.7	108	26.5	39	57.4

Morehead City, N. C.

	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
I. Plumbing								
Total reports	1061	100.0	585	100.0	408	100.0	68	100.0
At least 2 toilets and 2 bathing units	93	8.8	80	13.7	9	2.2	4	5.9
At least 2 toilets and 1 bathing unit	29	2.7	25	4.3	3	0.7	1	1.5
1 toilet and at least 1 bathing unit	396	37.3	211	36.1	159	39.0	26	38.2
At least 1 toilet, less than 1 bathing unit	148	14.0	74	12.6	66	16.2	8	11.8
Shared toilet and running water	79	7.4	11	1.9	60	14.7	8	11.8
Shared toilet, no running water	0	0.0	0	0.0	0	0.0	0	0.0
No toilet but with running water	52	4.9	31	5.3	14	3.4	7	10.3
No toilet and no running water	264	24.9	153	26.1	97	23.8	14	20.5

	Total Occupied		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
J. Duration of Occupancy or Vacancy								
Total reports	993	100.0	585	100.0	408	100.0	68	100.0
Less than 6 months	113	11.4	29	5.0	84	20.6	52	76.5
6 months-11 months	61	6.1	12	2.1	49	12.0	8	11.8
1 year-1 year 11 months	99	10.0	28	4.8	71	17.4	3	4.4
2 years-2 years 11 months	86	8.7	34	5.8	52	12.7	2	2.9
3 years-4 years 11 months	135	13.6	78	13.3	57	14.0	3*	4.4
5 years-9 years 11 months	102	10.3	54	9.2	48	11.7		
10 years-19 years 11 months	191	19.2	161	27.5	30	7.4	*	3 years or more
20 years or more	206	20.7	189	32.3	17	4.2		

Number Percent Number Percent Number Percent Number Percent
 1957 1957 1957 1957
 1957 1957 1957 1957

Morehead City, N. C.

Morehead City, N. C.

III. Occupied Dwelling Unit Data

15

	Total		Owner		Tenant	
	Number	Percent	Number	Percent	Number	Percent
A. Race of Household						
Total reports	993	100.0	585	100.0	408	100.0
White	828	83.4	503	86.0	325	79.6
Negro	163	16.4	82	14.0	81	19.9
Other	2	0.2	0	0.0	2	0.5
B. Size of Household						
Total reports	993	100.0	585	100.0	408	100.0
1 person	39	3.9	22	3.8	17	4.2
2 persons	210	21.2	117	20.0	93	22.8
3 persons	206	20.8	105	17.9	101	24.7
4 persons	197	19.8	122	20.8	75	18.4
5 persons	145	14.6	101	17.3	44	10.8
6 persons	95	9.6	59	10.1	36	8.8
7 persons	43	4.3	19	3.2	24	5.9
8 persons	27	2.7	17	2.9	10	2.5
9 persons	8	0.8	5	0.9	3	0.7
10 persons	13	1.3	10	1.7	3	0.7
11 persons or more	10	1.0	8	1.4	2	0.5
C. Extra Families						
Total reports	993	100.0	585	100.0	408	100.0
No extra families	965	97.2	565	96.6	400	98.0
1 extra family	27	2.7	19	3.2	8	2.0
2 or more extra families	1	0.1	1	0.2	0	0.0

Morehead City, N. C.

	Total		Owner		Tenant	
	Number	Percent	Number	Percent	Number	Percent
D. Persons Per Room						
Total reports	993	100.0	585	100.0	408	100.0
.50 or less	275	27.7	193	33.0	82	20.1
.51 - .75	248	25.0	148	25.3	100	24.5
.76 - 1.00	234	23.6	127	21.7	107	26.2
1.01 - 1.50	134	13.5	72	12.3	62	15.2
1.51 - 2.00	75	7.5	31	5.3	44	10.8
2.01 or more	27	2.7	14	2.4	13	3.2
E. Children Under 15 Years of Age						
Total reports	993	100.0	585	100.0	408	100.0
No children	517	52.0	338	57.7	179	43.9
1 child	227	22.9	120	20.5	107	26.2
2 children	114	11.5	63	10.8	51	12.5
3 or 4 children	104	10.5	46	7.9	58	14.2
5 children or more	31	3.1	18	3.1	13	3.2
F. Roomers						
Total reports	993	100.0	585	100.0	408	100.0
No roomers	955	96.2	564	96.5	391	95.9
1 roomer	19	1.9	10	1.7	9	2.2
2 roomers	10	1.0	6	1.0	4	1.0
3 or 4 roomers	6	0.6	3	0.5	3	0.7
5 to 10 roomers	3	0.3	2	0.3	1	0.2

IV. Low Income Housing Data

	Total		Owner				Tenant			
	Number	Percent	White		Negro		White		Negro	
			Number	Percent	Number	Percent	Number	Percent	Number	Percent
A. Size of Family Group										
Total groups	500	100.0	205	100.0	63	100.0	164	100.0	68	100.0
2 persons	121	24.2	51	24.9	13	20.6	39	23.8	18	26.4
3 persons	123	24.6	53	25.8	14	22.2	41	25.0	15	22.1
4 persons	97	19.4	33	16.1	11	17.5	38	23.2	15	22.1
5 persons	64	12.8	34	16.6	7	11.1	15	9.1	8	11.7
6 persons	47	9.4	20	9.8	6	9.5	16	9.7	5	7.4
7 persons	22	4.4	7	3.4	2	3.2	9	5.5	4	5.9
8 persons or more	26	5.2	7	3.4	10	15.9	6	3.7	3	4.4
B. Net Annual Rental										
Total dwelling units	505	100.0	193	100.0	74	100.0	166	100.0	72	100.0
Less than \$60	71	14.0	32	16.6	12	16.2	10	6.0	17	23.6
\$ 60 - \$119.99	258	51.1	96	49.7	42	56.8	71	42.8	49	68.1
120 - 179.99	122	24.2	43	22.3	20	27.0	53	31.9	6	8.3
180 - 239.99	37	7.3	13	6.7	0	0.0	24	14.5	0	0.0
240 - 299.99	12	2.4	5	2.6	0	0.0	7	4.2	0	0.0
300 - 359.99	4	0.8	3	1.6	0	0.0	1	0.6	0	0.0
360 or more	1	0.2	1	0.5	0	0.0	0	0.0	0	0.0

Morehead City, N. C.

	Total		Owner				Tenant			
	Number	Percent	White		Negro		White		Negro	
			Number	Percent	Number	Percent	Number	Percent	Number	Percent
C. Annual Income										
Total dwelling units	505	100.0	193	100.0	74	100.0	166	100.0	72	100.0
None	11	2.2	6	3.1	1	1.3	2	1.2	2	2.8
Less than \$200	36	7.1	15	7.8	9	12.2	6	3.6	6	8.3
\$ 200 - \$ 399.99	89	17.6	37	19.2	15	20.3	29	17.5	8	11.1
400 - 599.99	96	19.0	36	18.7	15	20.3	29	17.5	16	22.2
600 - 799.99	92	18.2	35	18.1	13	17.6	28	16.8	16	22.2
800 - 999.99	56	11.1	12	6.2	13	17.6	22	13.3	9	12.5
1000 - 1199.99	49	9.7	14	7.2	5	6.8	23	13.9	7	9.7
1200 - 1399.99	28	5.5	13	6.7	1	1.3	12	7.2	2	2.8
1400 - 1599.99	16	3.2	8	4.1	1	1.3	6	3.6	1	1.4
1600 - 1799.99	9	1.8	3	1.6	0	0.0	3	1.8	3	4.2
1800 - 1999.99	7	1.4	4	2.1	1	1.3	2	1.2	0	0.0
2000 or more	15	3.0	9	4.7	0	0.0	4	2.4	2	2.8
No reports	1	0.2	1	0.5	0	0.0	0	0.0	0	0.0

SUMMARY TABLES

Beaufort, N. C.

I. Structure Data

	Total		Owner		Non-owner	
	Number	Percent	Number	Percent	Number	Percent
A. Type of Structure						
Total reports	791	100.0	457	100.0	334	100.0
Single-family detached	702	88.7	421	92.1	281	84.1
Single-family attached	0	0.0	0	0.0	0	0.0
2-family side-by-side	6	0.8	0	0.0	6	1.8
2-family 2-decker	33	4.2	14	3.1	19	5.7
3-family 3-decker	0	0.0	0	0.0	0	0.0
4-family double 2-decker	3	0.4	3	0.7	0	0.0
Apartment	1	0.1	0	0.0	1	0.3
Business with dwelling units	14	1.8	1	0.2	13	3.9
Other non-converted structures	16	2.0	10	2.2	6	1.8
Partially converted structures	11	1.4	6	1.3	5	1.5
Completely converted structures	5	0.6	2	0.4	3	0.9
B. Structures by Year Built						
Total reports	791	100.0	457	100.0	334	100.0
1935-1939	79	10.0	58	12.7	21	6.3
1930-1934	20	2.5	12	2.6	8	2.4
1925-1929	63	8.0	30	6.6	33	9.9
1920-1924	78	9.8	37	8.1	41	12.3
1915-1919	79	10.0	46	10.1	33	9.9
1905-1914	115	14.5	62	13.5	53	15.8
1895-1904	87	11.0	50	10.9	37	11.1
1885-1894	71	9.0	47	10.3	24	7.2
1860-1884	97	12.3	63	13.8	34	10.1
1859 or before	102	12.9	52	11.4	50	15.0

Beaufort, N. C.

	Total		Mortgaged		Unencumbered	
	Number	Percent	Number	Percent	Number	Percent
C. Encumbrance by Value - Owner-Occupied Structures with 1 to 4 Dwelling Units						
Total reports	421	100.0	78	100.0	343	100.0
\$ 499 or Less	69	16.4	9	11.5	60	17.5
500 - \$ 999	114	27.1	12	15.4	102	29.7
1000 - 1499	60	14.2	13	16.7	47	13.7
1500 - 1999	35	8.3	5	6.4	30	8.7
2000 - 2499	31	7.4	8	10.2	23	6.7
2500 - 2999	35	8.3	11	14.1	24	7.0
3000 - 3999	52	12.3	13	16.7	39	11.4
4000 - 4999	14	3.3	5	6.4	9	2.6
5000 - 5999	4	1.0	0	0.0	4	1.2
6000 - 7999	5	1.2	1	1.3	4	1.2
8000 - 9999	0	0.0	0	0.0	0	0.0
10000 - 14999	2	0.5	1	1.3	1	0.3

20

	Total			Total	
	Number	Percent		Number	Percent
D. Basements			E. Garages		
Total reports	791	100.0	Total reports	791	100.0
No basement	779	98.5	No garage	595	75.2
With basement	12	1.5	With garage	196	24.8

Beaufort, N. C.

	Total			Total	
	Number	Percent		Number	Percent
F. Stories			G. Exterior Material		
Total reports	791	100.0	Total reports	791	100.0
1 story	370	46.7	Wood	776	98.1
1½ stories	142	18.0	Brick	13	1.6
2 stories	271	34.3	Stone	0	0.0
2½ stories	8	1.0	Stucco	2	0.3

II. Dwelling Unit Data

A. Monthly Rent or Rental Value	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
\$ 4.99 or less	114	12.9	41	9.0	67	17.6	6	12.2
5.00 - \$ 9.99	260	29.3	119	26.0	133	35.0	8	16.3
10.00 - 14.99	189	21.3	99	21.7	78	20.5	12	24.5
15.00 - 19.99	86	9.7	40	8.8	41	10.8	5	10.2
20.00 - 24.99	95	10.7	51	11.1	33	8.7	11	22.5
25.00 - 29.99	63	7.1	42	9.2	18	4.7	3	6.1
30.00 - 39.99	53	6.0	45	9.8	6	1.6	2	4.1
40.00 - 49.99	22	2.5	16	3.5	4	1.1	2	4.1
50.00 - 74.99	4	0.5	4	0.9	0	0.0	0	0.0

Beaufort, N. C.

	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
B. Condition								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Good condition	394	44.5	233	51.0	137	36.1	24	49.0
In need of minor repairs	430	48.5	201	44.0	209	55.0	20	40.8
In need of major repairs	56	6.3	20	4.4	32	8.4	4	8.2
Unfit for use	6	0.7	3	0.6	2	0.5	1	2.0
C. Adequacy								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Standard	366	41.3	210	46.0	131	34.5	25	51.0
Substandard - Total	520	58.7	247	54.0	249	65.5	24	49.0
Physically only	421	47.5	203	44.4	194	51.1	24	49.0
Occupancy only	9	1.0	5	1.1	4	1.0	--	--
Physically and occupancy	90	10.2	39	8.5	51	13.4	--	--
D. Rooms								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
1 room	17	1.9	6	1.3	10	2.6	1	2.0
2 rooms	62	7.0	15	3.3	36	9.5	11	22.4
3 rooms	101	11.4	35	7.7	60	15.8	6	12.2
4 rooms	172	19.4	75	16.4	88	23.2	9	18.4
5 rooms	176	19.9	83	18.1	86	22.6	7	14.3
6 rooms	180	20.3	116	25.4	60	15.8	4	8.2
7 rooms	83	9.4	58	12.7	21	5.5	4	8.2
8 rooms or more	95	10.7	69	15.1	19	5.0	7	14.3

Beaufort, N. C.

	Total		Owner		Tenant		Vacant	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
E. Heating								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Central steam or hot water	20	2.3	11	2.4	8	2.1	1	2.0
Central warm air	2	0.2	2	0.4	0	0.0	0	0.0
Other installed	857	96.7	442	96.8	372	97.9	43	87.8
None installed	7	0.8	2	0.4	0	0.0	5	10.2
F. Lighting								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Electric	616	69.5	326	71.3	253	66.6	37	75.5
Gas	0	0.0	0	0.0	0	0.0	0	0.0
Other	270	30.5	131	28.7	127	33.4	12	24.5
G. Cooking								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Electric	45	5.1	25	5.5	19	5.0	1	2.0
Gas	0	0.0	0	0.0	0	0.0	0	0.0
Other installed	827	93.3	432	94.5	361	95.0	34	69.4
None installed	14	1.6	0	0.0	0	0.0	14	28.6
H. Refrigeration								
Total reports	886	100.0	457	100.0	380	100.0	49	100.0
Electric	209	23.6	117	25.6	87	22.9	5	10.2
Gas	0	0.0	0	0.0	0	0.0	0	0.0
Ice	395	44.6	227	49.7	159	41.8	9	18.4
None	282	31.8	113	24.7	134	35.3	35	71.4

Beaufort, N. C.

III. Occupied Dwelling Unit Data

	Total		Owner		Tenant	
	Number	Percent	Number	Percent	Number	Percent
A. Race of Household						
Total reports	837	100.0	457	100.0	380	100.0
White	590	70.5	340	74.4	250	65.8
Negro	246	29.4	117	25.6	129	33.9
Other	1	0.1	0	0.0	1	0.3
B. Size of Household						
Total reports	837	100.0	457	100.0	380	100.0
1 person	63	7.5	38	8.3	25	6.6
2 persons	175	20.9	93	20.3	82	21.5
3 persons	163	19.5	85	18.6	78	20.5
4 persons	159	19.0	101	22.1	58	15.3
5 persons	107	12.8	55	12.0	52	13.7
6 persons	73	8.7	41	9.0	32	8.4
7 persons	49	5.9	21	4.6	28	7.4
8 persons	20	2.4	8	1.8	12	3.2
9 persons	11	1.3	6	1.3	5	1.3
10 persons	11	1.3	6	1.3	5	1.3
11 persons or more	6	0.7	3	0.7	3	0.8
C. Extra Families						
Total reports	837	100.0	457	100.0	380	100.0
No extra families	813	97.2	446	97.6	367	96.5
1 extra family	22	2.6	10	2.2	12	3.2
2 or more extra families	2	0.2	1	0.2	1	0.3

25

837		100.0		457		100.0		380		100.0	
Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent

III. Occupied Dwelling Units Data

Beaufort, N. C.

	Total		Owner		Tenant	
	Number	Percent	Number	Percent	Number	Percent
D. Persons Per Room						
Total reports	837	100.0	457	100.0	380	100.0
.50 or less	279	33.4	182	39.8	97	25.5
.51 - .75	169	20.2	104	22.7	65	17.1
.76 - 1.00	197	23.5	96	21.0	101	26.6
1.01 - 1.50	111	13.3	41	9.0	70	18.4
1.51 - 2.00	58	6.9	25	5.5	33	8.7
2.01 or more	23	2.7	9	2.0	14	3.7
E. Children Under 15 Years of Age						
Total reports	837	100.0	457	100.0	380	100.0
No children	391	46.7	249	54.5	142	37.4
1 child	206	24.6	98	21.5	108	28.4
2 children	116	13.9	59	12.9	57	15.0
3 or 4 children	97	11.6	38	8.3	59	15.5
5 children or more	27	3.2	13	2.8	14	3.7
F. Roomers						
Total reports	837	100.0	457	100.0	380	100.0
No roomers	794	94.9	435	95.2	359	94.4
1 roomer	25	3.0	11	2.4	14	3.7
2 roomers	12	1.4	7	1.5	5	1.3
3 or 4 roomers	5	0.6	4	0.9	1	0.3
5 to 10 roomers	1	0.1	0	0.0	1	0.3

26

Beaufort, N. C.

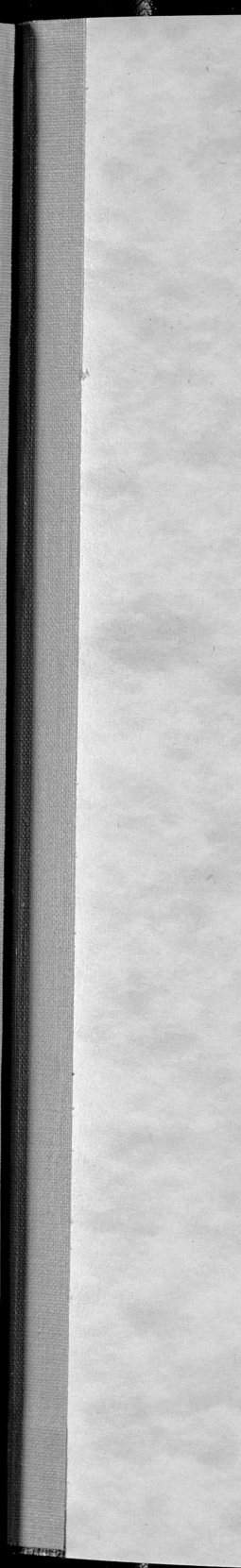
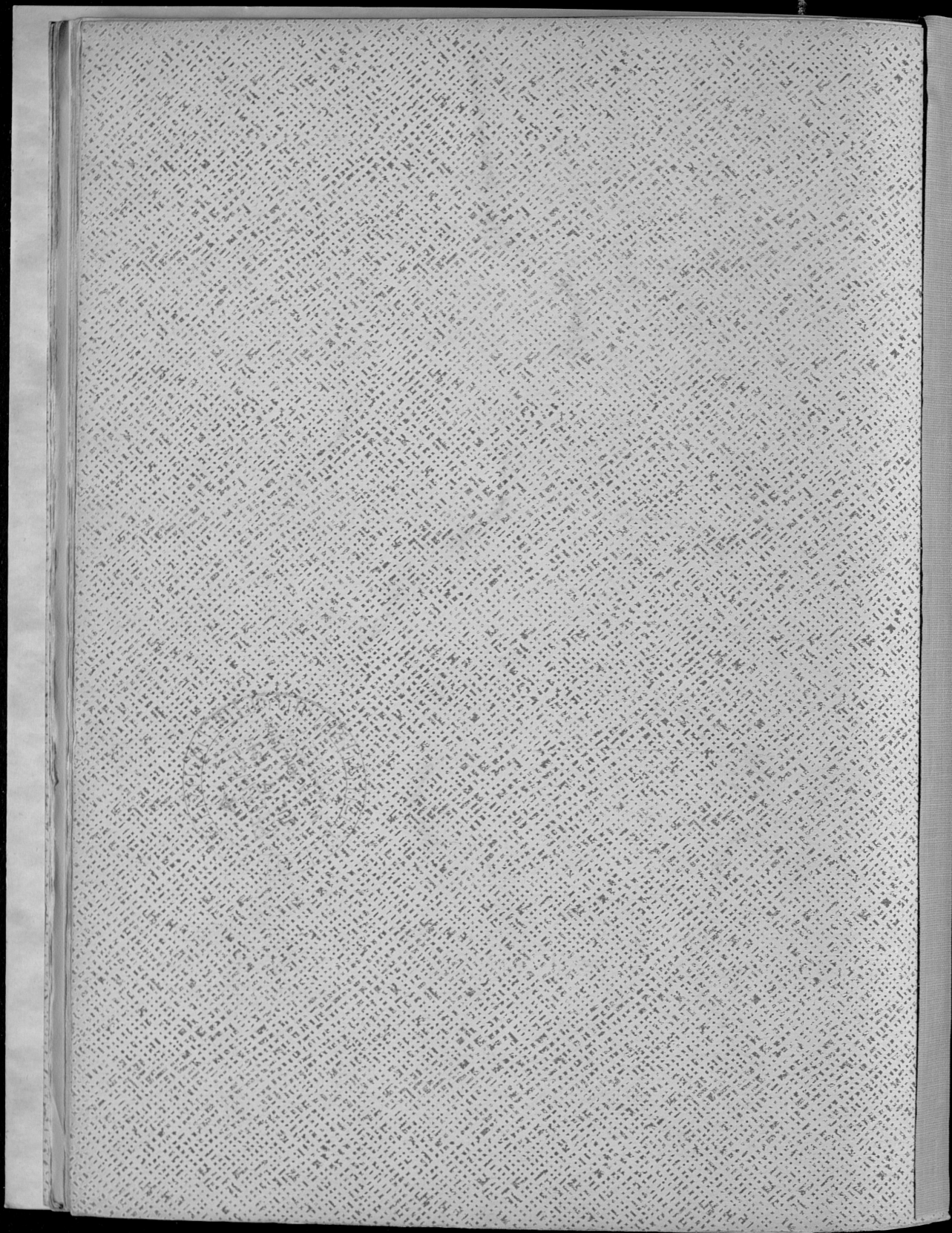
IV. Low Income Housing Data

	Total		Owner				Tenant			
	Number	Percent	White		Negro		White		Negro	
			Number	Percent	Number	Percent	Number	Percent	Number	Percent
A. Size of Family Group										
Total groups	490	100.0	136	100.0	110	100.0	120	100.0	124	100.0
2 persons	128	26.2	37	27.2	28	25.4	27	22.5	36	29.0
3 persons	113	23.1	36	26.5	20	18.2	28	23.3	29	23.4
4 persons	91	18.5	29	21.3	25	22.7	21	17.5	16	12.9
5 persons	68	13.9	15	11.0	17	15.5	19	15.8	17	13.7
6 persons	36	7.3	11	8.1	6	5.5	11	9.2	8	6.5
7 persons	25	5.1	3	2.2	4	3.6	8	6.7	10	8.0
8 persons or more	29	5.9	5	3.7	10	9.1	6	5.0	8	6.5
B. Net Annual Rental										
Total dwelling units	496	100.0	146	100.0	103	100.0	123	100.0	124	100.0
Less than \$60	113	22.8	22	15.1	22	21.4	23	18.7	46	37.1
\$ 60 - \$119.99	232	46.8	57	39.0	54	52.3	58	47.2	63	50.8
120 - 179.99	113	22.8	45	30.8	22	21.4	31	25.2	15	12.1
180 - 239.99	25	5.0	13	8.9	4	3.9	8	6.5	0	0.0
240 - 299.99	9	1.8	5	3.4	1	1.0	3	2.4	0	0.0
300 - 359.99	3	0.6	3	2.1	0	0.0	0	0.0	0	0.0
360 - 479.99	0	0.0	0	0.0	0	0.0	0	0.0	0	0.0
480 or more	1	0.2	1	0.7	0	0.0	0	0.0	0	0.0

27

Beaufort, N. C.

	Total		Owner				Tenant			
	Number	Percent	White		Negro		White		Negro	
			Number	Percent	Number	Percent	Number	Percent	Number	Percent
C. Annual Income										
Total dwelling units	496	100.0	146	100.0	103	100.0	123	100.0	124	100.0
None	11	2.2	6	4.1	1	1.0	3	2.4	1	0.8
Less than \$200	46	9.3	11	7.5	9	8.7	6	4.9	20	16.1
\$ 200 - \$ 399.99	94	19.0	28	19.2	15	14.6	36	29.3	15	12.1
400 - 599.99	105	21.2	35	23.9	20	19.4	19	15.4	31	25.0
600 - 799.99	75	15.1	13	8.9	22	21.3	19	15.4	21	17.0
800 - 999.99	42	8.5	16	11.0	10	9.7	5	4.1	11	8.9
1000 - 1199.99	52	10.5	16	11.0	15	14.6	12	9.8	9	7.3
1200 - 1399.99	30	6.0	8	5.5	4	3.9	11	8.9	7	5.6
1400 - 1599.99	20	4.0	5	3.4	3	2.9	6	4.9	6	4.8
1600 - 1799.99	7	1.4	1	0.7	3	2.9	0	0.0	3	2.4
1800 - 1999.99	7	1.4	3	2.1	0	0.0	4	3.3	0	0.0
2000 or more	7	1.4	4	2.7	1	1.0	2	1.6	0	0.0



333.3

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