Physical Description
This strategy area consists of a large mobile-home park, Telstar Mobile Home Park. The mobile homes are in fair condition, with some needing major rehabilitation or replacement. The streets are in fair condition.
Community Development Needs
About 30% of the mobile homes need major rehabilitation, and about 10% need maintenance/minor rehabilitation.

Public/Private Investment Opportunities
• Housing rehabilitation/minor home repairs
Strategy Area: **Unincorporated South Antelope Valley**

District: **5**

Census Tracts/Block Groups: 9102.01/all: 2

**Designation: Level III**

### Demographic Characteristics

- **Total Population (2010):** 64
- **Race/Ethnicity (% of Pop):**
  - White: 25.2%
  - Hispanic: 54.1%
  - Black: 10.6%
  - Asian: 5.4%
  - Some Other Race: 0.5%
  - Two or More Races: 4.2%
- **Low- and Moderate-Income Persons:** 96.7%
- **Median Income:** $59,904
  - Compare to County Median: 102.1%
- **Education Level (% of Pop):**
  - Less than 9th grade: 8.2%
  - Some High School: 10.9%
  - High school diploma: 24.3%
  - Some college: 36.9%
  - College degree: 10.1%
  - Advance Degree: 8.3%
- **Unemployed:** 17.7%
- **Households Receiving Public Assistance:** 8.1%
- **Persons in Poverty:** 27.7%
- **Persons Disabled:** 15.1%

### Housing Characteristics

- **Total Units (2010):** 30
- **Vacancy:** 7.2%
  - Vacant Units: 7.2%
- **Occupancy:**
  - Owner Occupied: 60.3%
  - Renter Occupied: 39.4%
- **Type of Units:**
  - Single Family: 0%
  - Multi-Family: 0%
  - Mobile or Manufactured Homes: 100%
- **Age of Units:**
  - Built 1990 or later: 28%
  - Built 1980 to 1989: 27%
  - Built 1970 to 1979: 23%
  - Built 1950 to 1959: 18%
  - Built 1940 to 1949: 11%
  - Built Before 1940: 8%
- **Persons Per Occupied Unit:** 3.3
- **Persons in Poverty:**
  - Overcrowded Total: 11.6%
  - Overcrowded Owners: 2.1%
  - Overcrowded Renters: 26.2%
- **Persons Disabled:**
  - Overcrowded Total: 24.6%
  - Overcrowded Renters: 45.1%

### Race/Ethnicity (% of Pop):

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  - Overcrowded Total: 24.6%
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### Bedrooms by Gross Rent:

<table>
<thead>
<tr>
<th>Gross Rent</th>
<th>None</th>
<th>1</th>
<th>2</th>
<th>3+</th>
</tr>
</thead>
<tbody>
<tr>
<td>$0-199</td>
<td>0.0%</td>
<td>0.0%</td>
<td>0.0%</td>
<td>0.0%</td>
</tr>
<tr>
<td>$200-299</td>
<td>0.0%</td>
<td>0.0%</td>
<td>0.0%</td>
<td>0.0%</td>
</tr>
<tr>
<td>$300-499</td>
<td>0.0%</td>
<td>0.0%</td>
<td>0.0%</td>
<td>0.8%</td>
</tr>
<tr>
<td>$500-749</td>
<td>0.0%</td>
<td>11.5%</td>
<td>0.0%</td>
<td>0.8%</td>
</tr>
<tr>
<td>$750-999</td>
<td>2.5%</td>
<td>1.6%</td>
<td>5.7%</td>
<td>0.8%</td>
</tr>
<tr>
<td>$1000 or More</td>
<td>0.0%</td>
<td>1.6%</td>
<td>24.6%</td>
<td>45.1%</td>
</tr>
<tr>
<td>No Cash Rent</td>
<td>0.0%</td>
<td>1.6%</td>
<td>0.0%</td>
<td>0.0%</td>
</tr>
</tbody>
</table>