

DEKALB

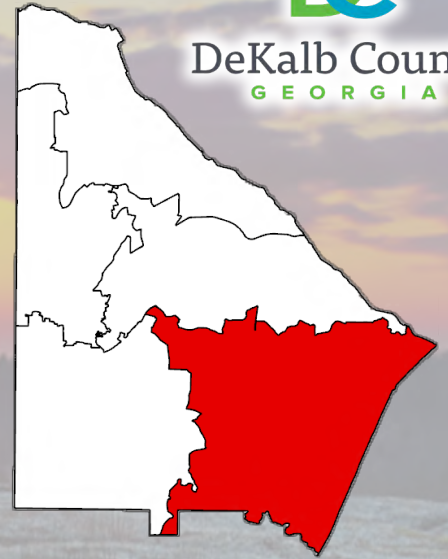
COMMISSION DISTRICT 5

PROFILE

*Produced By DeKalb County Planning and Sustainability
Long Range Division*



DeKalb County
GEORGIA



DISCOVER



EXPERIENCE



EXPLORE

INTRODUCTION

COMMISSION DISTRICT 5



COMMISSION DISTRICT 5

Commission District 5 covers the southeastern portion of the county, including the cities of Lithonia and Stonecrest. 41% of the district's population lives in these two cities, while 59% lives in unincorporated DeKalb. Some notable sites in the district include Arabia Mountain National Heritage Area, Vaughters Farm, the Flat Rock Archives, and the South River. The district has been represented by Commissioner Mereda Davis Johnson since 2015.

District Landmarks



Arabia Mountain



Vaughters Farm



Flat Rock Archives



South River

Mereda Davis Johnson has served as District 5 Commissioner since 2015



POPULATION CHARACTERISTICS

COMMISSION DISTRICT 5



8%

No High School Diploma



27%

High School Graduate



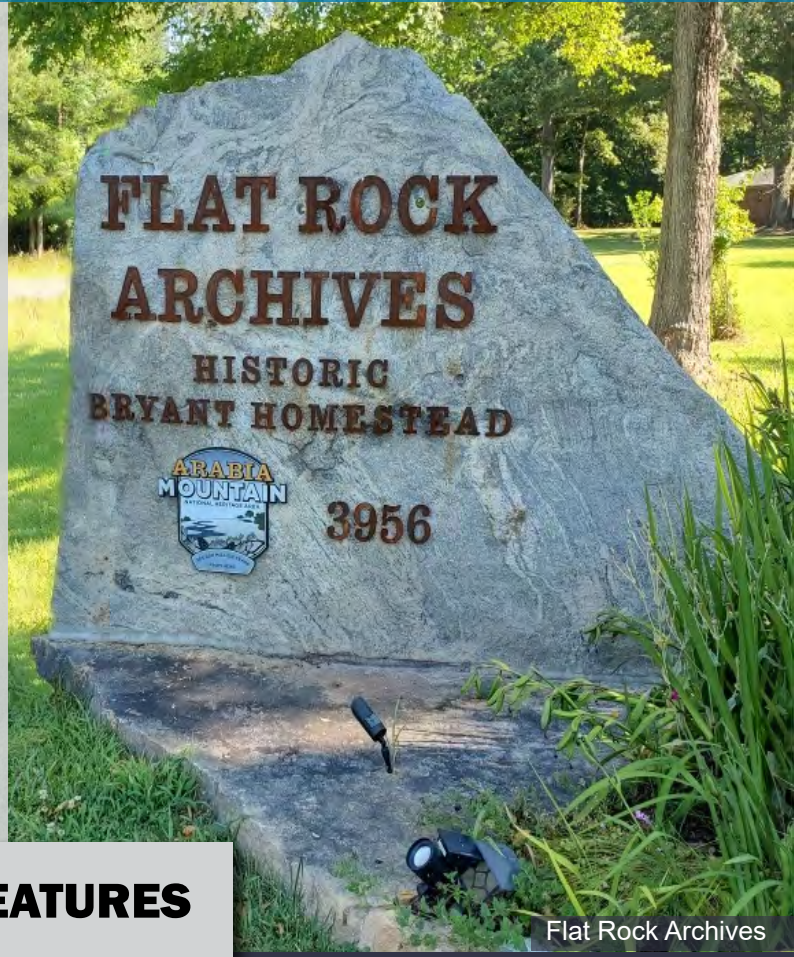
33%

Some College



32%

Bachelor's Degree or Higher



Flat Rock Archives

POPULATION TRENDS AND KEY FEATURES

The district had a population of about 155K in the 2020 Census, up an increase of 16K from 2010. The population of District 5 has increased steadily over the past few decades and is projected to continue increasing in coming years.

34.6

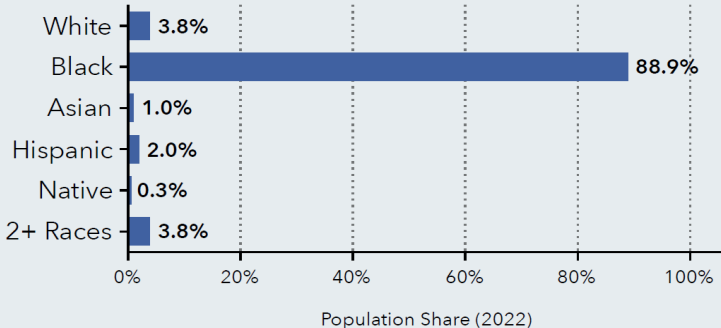
Median Age



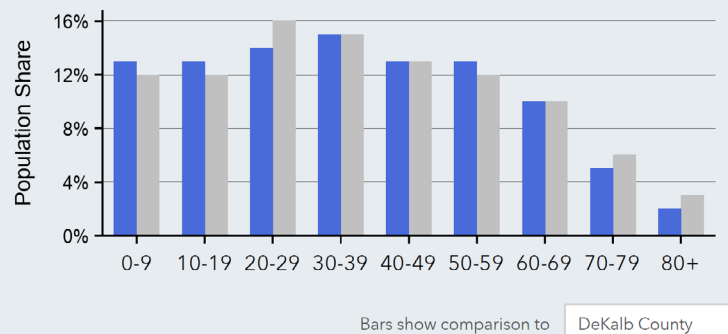
154,885

Total Population

District Population by Race



Age Profile



Adults aged 20-40 make up the largest share of any age range. The district has a lower share of senior citizens compared to the county as a whole. The district notably has a lower share of people in their 50s and 60s compared to the county as a whole. Nearly 90% of the population identifies as Black or African-American, the highest of any of the Commission Districts. (Source: US Census)



Mystery Valley Golf Course

HOUSING CHARACTERISTICS

COMMISSION DISTRICT 5

HOUSING AND INCOME




Lou Walker Senior Center


56,037
Households


2.7
Average Size
of Household


This district has a median household income of \$83K, which is above the county average of \$69K. (Source: US Census Bureau)


\$56,902
Median Household
Income


\$28,753
Per Capita
Income


\$74,348
Median Net Worth


\$184,274
Median Home
Value


80%
Homeowners
with a Mortgage


\$995
Median
Contract Rent

The vast majority of housing in the district was built post-1970, with the largest share being built in the 1980s and 2000s. New housing construction dropped off significantly during and after the Great Recession. The district is fairly evenly split between owners and renters, with owners having a slight majority. (Source: ACS 2021)



6%
2022 Vacant
Housing Units

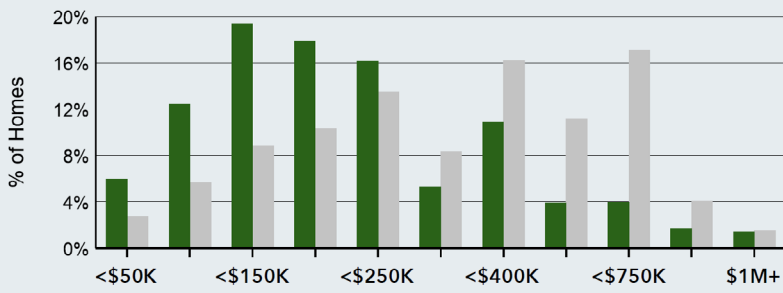


43%
2022 Renter Occupied
Housing Units



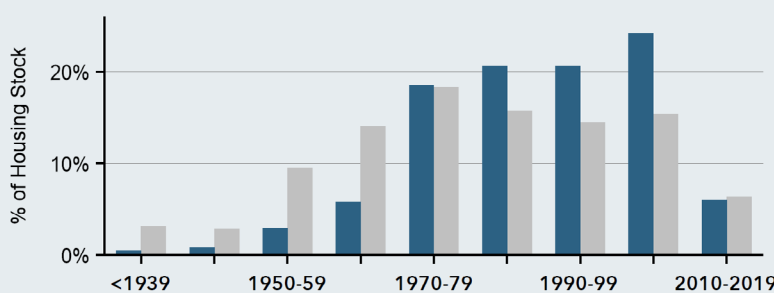
57%
2022 Owner Occupied
Housing Units

Home Value



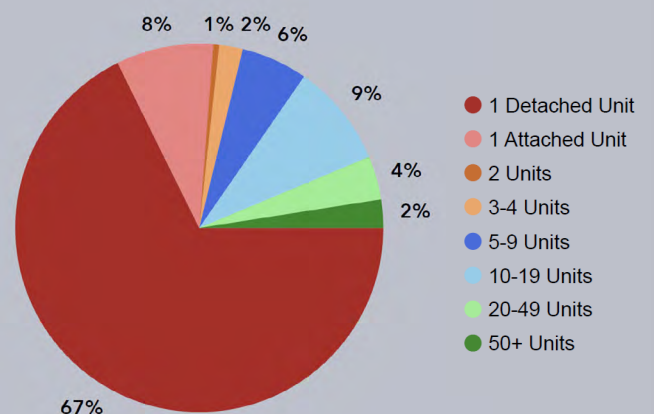
Bars show comparison to DeKalb County

Housing Stock by Year Built



Bars show comparison to DeKalb County

Housing by Number of Units



ECONOMIC CHARACTERISTICS

COMMISSION DISTRICT 5

EMPLOYMENT AND COMMUTE PROFILE



BUSINESS



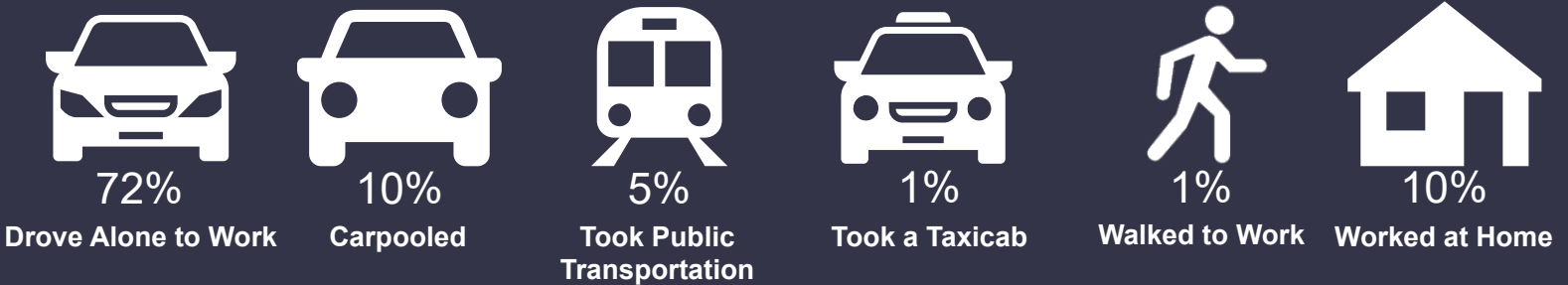
EMPLOYMENT TYPE



At 64%, the overwhelming majority of the workforce in District 5 is classified as “White Collar”, a category that includes most office and professional jobs. The unemployment rate for the district is above the county average of 4%. (Source: ACS 2022)

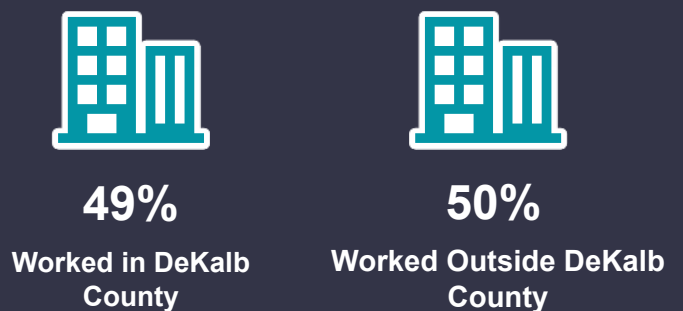
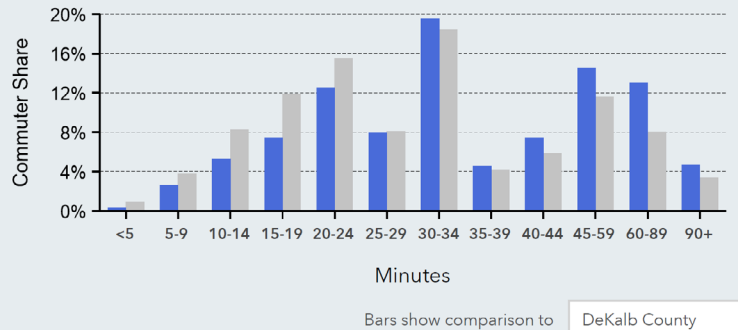
Electric Owl Studios

TRANSPORTATION TO WORK



The overwhelming majority of workers in District 5 commute to work via automobile, with most of those driving alone. The district has higher commutes on average relative to the county, due to the district being located farther away from major employment centers in the region. Most workers in the district have a commute time of between 20 and 34 minutes. The workforce is fairly evenly split between people who work inside of DeKalb County and people who work outside it. (Source: ACS 2022)

TRAVEL TIME TO WORK



CREDITS AND CONTACT

COMMISSION DISTRICT 5



Arabia Mountain

District 5 Office Contact Information



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Chief of Staff

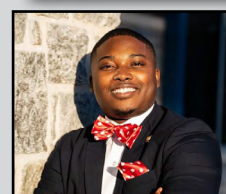
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Demetrius Pinkett

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Or visit us at:

www.dekalbcountyga.gov/planning-and-sustainability/planning

City Website Links:

[Lithonia](#)

[Stonecrest](#)