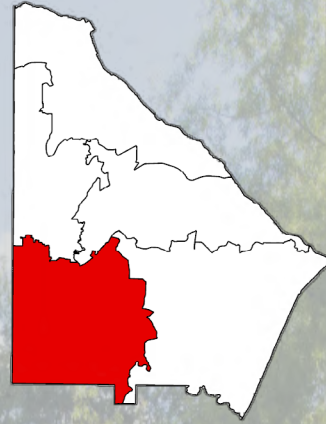


# DEKALB

## COMMISSION DISTRICT 3

### PROFILE

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



**DISCOVER**



**EXPERIENCE**



**EXPLORE**

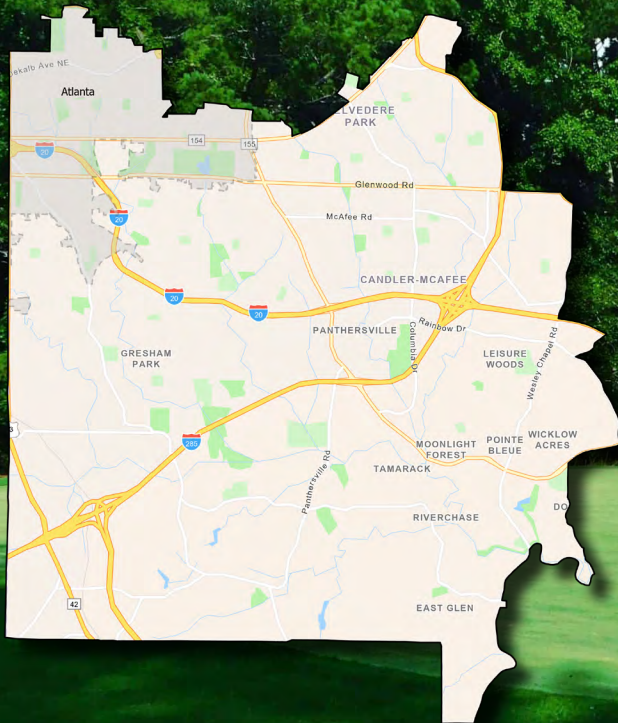


DeKalb County  
G E O R G I A

*DeKalb County Planning and Sustainability  
Long Range Planning Division*

# INTRODUCTION

## COMMISSION DISTRICT 3



Sugar Creek Golf & Tennis Center

## COMMISSION DISTRICT 3

Commission District 3 covers the southwestern portion of the county, including a portion of the City of Atlanta. 82% of the district's population lives in unincorporated DeKalb while 18% lives in the City of Atlanta. Some notable sites in the district include the Porter Sanford Performing Arts and Community Center, Gresham Recreational Center Park, Sugar Creek Golf & Tennis Club, and the Michelle Obama Trail. The district has been represented by Commissioner Nicole Massiah since 2025.

### District Landmarks



Nicole Massiah has served as District 3 Commissioner since 2025



# POPULATION CHARACTERISTICS

## COMMISSION DISTRICT 3



9%

No High School Diploma



28%

High School Graduate



27%

Some College



37%

Bachelor's Degree or Higher



GSU Perimeter College

## POPULATION TRENDS AND KEY FEATURES

The district had a population of about 155K in the 2024 Census, up 12K from 2010. The district experienced a population recovery in the 2010s after going through a decline in the 2000s, with the population now back up to previous levels.

38.4

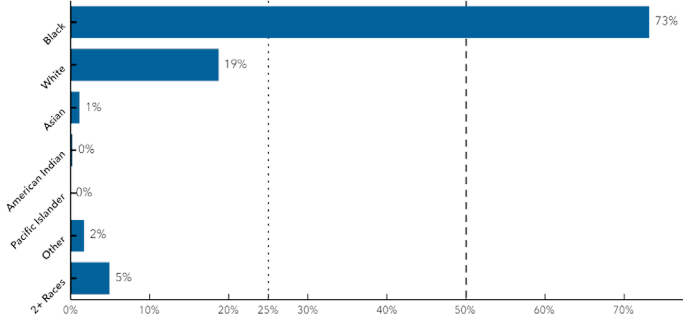
Median Age



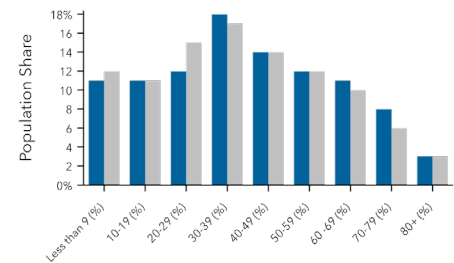
155,987

Total Population

2024 District Population by Race



Age Profile



Commission District

DeKalb County Average

Bars show comparison to

DeKalb County

The age distribution is roughly in line with the county as a whole, with the largest share of the population being adults in their 30s and 40s. The district has a lower share of people in their 20s and a higher share of people in the 60s & 70s compared to the county. The racial makeup of the district is overwhelmingly Black/African-American. (Source: US Census)



Gresham Recreational Center Park

# HOUSING CHARACTERISTICS

## COMMISSION DISTRICT 3

### HOUSING AND INCOME



**\$62,958**  
Median Household Income



**\$37,174**  
Per Capita Income



**\$120,127**  
Median Net Worth



**\$230,194**  
Median Home Value



**73%**  
Homeowners with a Mortgage



**\$936**  
Median Contract Rent

**60,828**  
Households

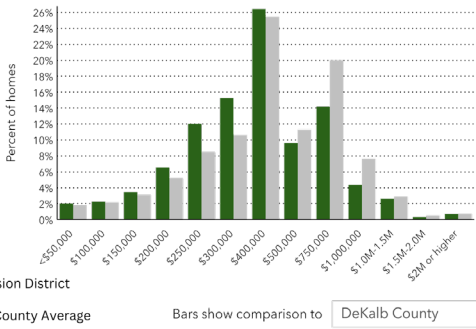
**2.5**  
Average Size of Household

Porter Sanford Performing Arts and Community Center

The district has a median household income of \$63K, which is below the county average of \$77K. (Source: US Census Bureau)

The vast majority of housing in the district was built post-1950, with the largest share being built between 1950-1980. New housing construction dropped off significantly in the 2010s as a result of the Great Recession. The district's housing stock is, on average older relative to the county as a whole. Homeowners make up a majority of the district over renters by roughly a 3-2 margin. (Source: ACS 2024)

Home Value



**35%**  
2024 Renter Occupied Housing Units

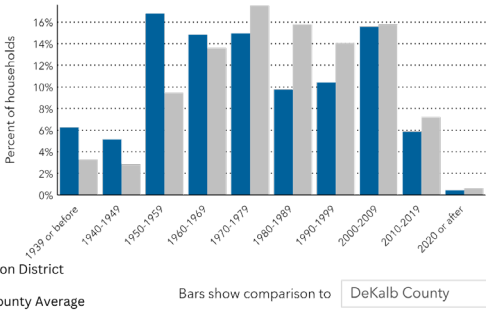


**65%**  
2024 Owner Occupied Housing Units

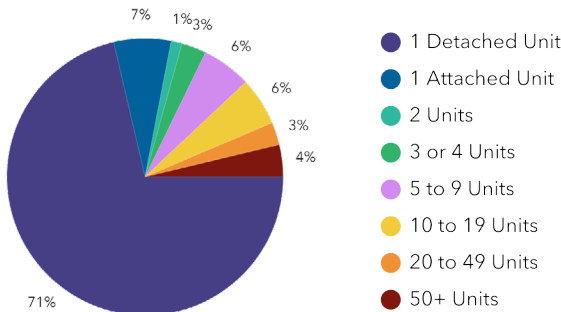


**9%**  
2024 Vacant Housing Units

Year Property Built



Housing by Number of Units



# ECONOMIC CHARACTERISTICS

## COMMISSION DISTRICT 3

### EMPLOYMENT AND COMMUTE PROFILE



#### BUSINESS



3,678

Total Businesses



36,008

Total Employees

5.6%

Unemployment  
Rate

#### EMPLOYMENT TYPE



White Collar

67%



Blue Collar

20%



Services

13%

At 67%, the overwhelming majority of the workforce in District 3 is classified as "White Collar," a category that includes most office and professional jobs. The 5.6% unemployment rate within the district is above the county average of 4%. (Source: ACS 2024)

### TRANSPORTATION TO WORK



68%

Drove Alone to Work



8%

Carpooled



7%

Took Public  
Transportation



1%

Took a Taxicab



1%

Walked to Work

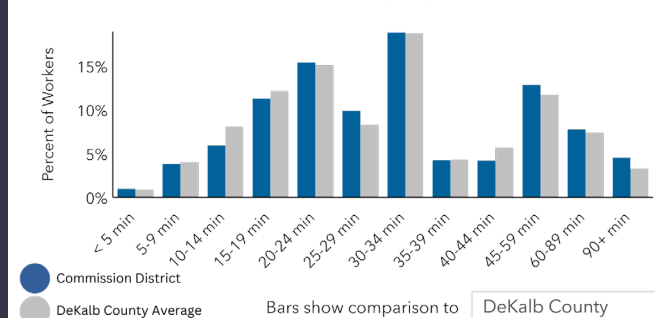


13%

Worked at Home

The overwhelming majority of workers in District 3 commute to work via automobile, with most of those driving alone. Despite the presence of a MARTA rail line in the district, only 7% of workers take public transportation. Most workers in the district have a commute time of between 15 and 34 minutes. Commute times in the district are in line with the county average, due to the district's close proximity to several major employment centers. The workforce is fairly evenly split between people who work inside of DeKalb County and people who work outside it. (Source: ACS 2024)

#### TRAVEL TIME TO WORK



48%

Worked In  
DeKalb County



51%

Worked Outside  
DeKalb County

# COMMUNITY RESOURCES

## COMMISSION DISTRICT 3



### ENTERTAINMENT

#### Film, Music, Digital Entertainment

DeKalb Entertainment Commission

[dekalbentertainment.com](http://dekalbentertainment.com)

### BUSINESS TOOLS

#### Business License and Permitting

Planning and Sustainability

[www.dekalbcountyga.gov/planning](http://www.dekalbcountyga.gov/planning)

#### Start a Business & Growth Tools

Decide DeKalb Development Authority

[www.decidedekalb.com](http://www.decidedekalb.com)

#### Connections, Advocacy, & Training

DeKalb Chamber of Commerce

[www.dekalbchamber.org](http://www.dekalbchamber.org)

#### Housing Resources & Solutions

Housing Authority of DeKalb County

[www.dekalbhousing.org](http://www.dekalbhousing.org)



DeKalb County Government Service Center

### FAMILY RESOURCES

#### Surviving Hardships

Human Services - 404.270.1178

#### Job Training or Career Change

Worksource DeKalb - 404.687.3400

#### Aging in Place & Youth Engagement

Human Services, Youth Services - 404.210.1697

Human Services, Office of Aging - 770.322.2950

#### Housing Services

Community Development - 407.371.2727

Coordinated Entry Referral - 404.687.3500

Integrated Community Care Initiative - 404.371.6333

### PLANNING RESOURCES

#### Community Engagement

Engage DeKalb

<https://engagedekalb.dekalbcountyga.gov/>

#### Demographic Information and Application Tracker

DeKalb Community Atlas

<https://arcc.is/0ySrmK>

#### Business License, Permit, and Zoning Guide

Knowledge Quest

[app.oncamino.com/dekalb\\_county](http://app.oncamino.com/dekalb_county)



### HELP CENTERS & CRISIS HOTLINES



**Citizen Help Center - 311**

**Behavioral Health & Development Disabilities - 988**

**Public Safety Non-Emergency - 404.292.2911**

# CREDITS AND CONTACT

## COMMISSION DISTRICT 3



Michelle Obama Trail (South River Path)



### District 3 Office Contact Information

#### **Nicole Massiah**

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DeKalb County Department of Planning and  
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