

**TESTIMONY OF DR. JASON YOON
BEFORE THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT**

Case No. 19005 – 2345 Martin Luther King Jr. Ave SE

LLOYD JORDAN, CHAIR

441 4TH Street, NW, Washington, DC 20004 - Suite 220S
Tuesday, June 9, 2015 – 9:30 AM

Good morning, Chairman Jordan and members of the Board of Zoning Adjustment. My name is Dr Jason Yoon. I have been practicing Family Medicine in Anacostia for the past 37 years. My first office was located at 2007 Martin Luther King Jr Avenue Southeast, then on U Street Southeast, and now currently at 2345 Martin Luther King Jr Avenue Southeast.

I need your support to continue serving the Anacostia community as a General Practice Physician. As you may know, Anacostia is an area designated by Medicare as an underserved area. There is a significant lack of medical professionals providing service in the area. I am a licensed general practice physician in good standing and have been practicing in Anacostia since 1978 and wish to continue to practice in the neighborhood. I am the last general practice physician still operating a small business practice in Anacostia.

I moved from U Street to 2345 MLK when I was able to buy land to build a new building in 2012. I chose the site and the location due to its proximity to Metro a block away and the bus stop immediately in front of the property. The building is currently occupied on the ground level by a dental office and by my medical office on the second floor. When the building was designed and permitted, a DC government agent told me that a doctor's office could be in a residence without added permit processes. The second floor was designed originally as a residential space. Since then, my practice has grown to occupy the whole floor, and I no longer reside in the building.

In late 2014, a government representative dropped by my office and requested a copy of my certificate of occupancy (C of O). This was a shock to me given what the other government agent had told me. Now, in order to complete my C of O permitting, it is necessary that I receive a special exception related to parking for the building.

I am seeking relief from the number of spots required on the property. The site currently contains three parking spaces. The vast majority of my patients live in the Anacostia neighborhood and walk or use public transportation to my practice. I am located a block from the Anacostia Metro and immediately adjacent to a Metro bus stop. In order to make up the difference in the eight (8) spaces required by zoning, I currently rent five (5) parking spots next to my property from my commercial neighbor. We have yet to see more than two cars parked concurrently at any time.

I currently take care of approximately 20-25 patients within a 9-hour office day. Given that very few of my patients drive cars, and the building footprint on the site prevents adding additional parking to the lot itself, I am seeking relief from the zoning requirement for the number of total parking spots required on the lot.

Thank you for your attention and concern for this matter. Additionally, I would like to thank ANC 8A for their support, particularly Advisory Neighborhood Commissioner Tina Fletcher, and the surrounding community. I will respond to any questions that you may have.