



City of Medical Lake
124 S. Lefevre Street – City Council Chambers
Planning Commission Meeting and Public Hearing
December 18, 2025, Minutes

NOTE: This is not a verbatim transcript. Minutes contain only a summary of the discussion. A recording of the meeting is available on the City of Medical Lake's YouTube channel where meetings are livestreamed.

1) CALL TO ORDER, PLEDGE OF ALLEGIANCE, AND ROLL CALL

- a) Commissioner Veliz called the meeting to order at 5:30pm, led the Pledge of Allegiance, and conducted roll call. All commissioners were present in person, including new member Commissioner Altheide.

2) ADDITIONS TO AGENDA

- a) Motion to approve agenda as written made by Commissioner Mayulianos, seconded by Commissioner Twohig, carried 5-0.

3) INTERESTED CITIZENS: AUDIENCE REQUESTS AND COMMENTS

- a) Acknowledged comments received from resident Tammy Roberson and attorney Elizabeth Telleson with the law firm Winston-Cashatt. *The full comments are part of the official record on file at City Hall and can be requested in person or by sending an e-mail to records@medical-lake.org.*

4) APPROVAL OF MINUTES – November 20, 2025

- a) Motion to approve made by Commissioner Twohig, seconded by Commissioner Mayulianos, carried 5-0.

5) STAFF REPORTS

- a) Elisa Rodriguez, City Planner – welcomed new Commissioner Cindy Altheide. Acknowledged that this was Commissioner Mayulianos' last meeting and thanked her for her years of service. Reported on FB live event last week. 80+ viewings so far, no comments. Asked for any comments from Commissioners. Commissioner Mayulianos stated that she watched the recording. Commented that she was disappointed in the lack of community participation. Felt maybe the advertisement for the event was confusing.

6) SCHEDULED ITEMS

- a) Periodic Update: MLMC amendments regarding Street Vacations, introduction of topic
 - i) Ms. Rodriguez gave a presentation. See attached. Explained that there would be no public hearing at Planning Commission, City Council only, but she wanted to keep Commissioners up to date. The next step will be presenting to City Council.

7) PUBLIC HEARING –

- a) Periodic Update: MLMC amendments regarding Amendment Criteria
 - i) Commissioner Veliz opened the Public Hearing at 5:55pm and reviewed the hearing process.
 - ii) Ms. Rodriguez explained the purpose of the hearing and gave a presentation on the topic. See attached.
 - iii) Ms. Rodriguez acknowledged comments that were received from resident Tammy Roberson and Attorney Elizabeth Telleson with Winston-Cashatt. Addressed many of the questions from Ms. Roberson, asking Commissioners to review and respond to others. Noted that Ms. Telleson is the attorney for Solo Cheney, LLC, the applicant for Ring Lake Estates.
 - iv) Commissioner Veliz gave guidance and called for public comment. None given.
 - v) Commissioner Veliz called for comments and/or questions from Commissioners. Commissioner Twohig inquired about comments in Ms. Telleson's letter. Ms. Rodriguez and Mr. Weathers responded. Mr. Rohrer, the city's legal counsel, addressed Ms. Telleson's request for a continuance of the Public Hearing. He stated that proper noticing criteria were met by the city and the hearing was well known in advance. Ms. Telleson's letter was submitted over two hours past the 2pm deadline for public comments. Clarified that this is not a project specific hearing. The request for a continuance was untimely and not necessary for the Commission to address. No further comments from Commissioners.
 - vi) Commissioner Veliz closed the Public Hearing at 6:29pm.

vii) Commissioners discussed the three recommendation options: approval as is, approval with changes, or denial.

1. Motion to recommend approval of MLMC amendments regarding Amendment Criteria to City Council made by Commissioner Twohig, seconded by Commissioner Mayulianos, carried 5-0.

8) COMMISSION MEMBERS' COMMENTS OR CONCERNS

- a) Commissioner Mark thanked Commissioner Mayulianos for her service on the Commission. Commissioner Mayulianos thanked everyone.

9) INTERESTED CITIZENS: AUDIENCE REQUESTS AND COMMENTS – None

10) CONCLUSION

- a) Motion to conclude at 6:32pm made by Commissioner Mayulianos, seconded by Commissioner Mark, carried 5-0.

Roxanne Wright

Roxanne Wright, Administrative Clerk

Date 2/6/26