



City of Medical Lake Planning Department  
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## STAFF REPORT TO THE CITY COUNCIL

**File:** Periodic Update: MLMC Affordable Housing (ADUs)

**Date of Staff Report:** May 14, 2026

**Date of City Council Workshop:** April 21, 2026

**Date of City Council Hearing:** May 19, 2026

**Staff Planner:** Elisa Rodriguez 509-565-5019 or [erodriguez@medical-lake.org](mailto:erodriguez@medical-lake.org)

**SEPA:** Determination of Non-Significance was made on March 2, 2026

**60-Day Intent to Adopt:** Submitted to the Department of Commerce on March 23, 2026

**Procedure:** This proposal requires a legislative review, therefore, the Planning Commission has held a public hearing and made a recommendation to the City Council. The City Council will hold a public hearing to consider an ordinance to adopt the amendments to the Medical Lake Municipal Code. The complete process can be found in the Medical Lake Municipal Code (MLMC), Section 19.270.050 – Type IV Reviews.

**Proposal:** It is proposed to add Accessory Dwelling Units (ADUs) as a permitted housing type in Medical Lake, in conformance with House Bill 1337.

**Date of Planning Commission Hearing:** March 26, 2026

**Planning Commission Recommendation:** The proposed amendment to the Medical Lake Municipal Code is for the purpose of allowing ADUs in Medical Lake. The proposed amendments are consistent with the Comprehensive Plan, the Countywide Planning Policies, and the Growth Management Act. The amendments do not adversely affect land, uses, or services within the City. Therefore, the Planning Commission unanimously recommends approval of the proposal.

**Attached:** Staff report to the Planning Commission, dated March 19, 2026 (includes proposed language)