HOUSING ELEMENT

GOAL

Preserve and foster the development of a variety of housing types, sizes, and densities to accommodate the diverse needs of all members of the community while maintaining Medina's high-quality residential setting.

POLICIES

Community Values and Quality Neighborhoods

H-1.   Ensure new development is consistent with citywide goals and policies, including but not limited to sustainable site standards, landscaping and tree retention requirements, and diversity of housing options.

H-2.   Maintain the informal residential character of neighborhoods.

H-3.   Promote fair and equal access to housing for all persons and prohibit any activity that results in discrimination in housing.

H-4.   Encourage the development of a variety of housing types, sizes and densities to accommodate Medina residents as their housing needs change throughout their lives.

Affordable Housing

H-5.   Work cooperatively with King County, A Regional Coalition for Housing (ARCH), and other Eastside jurisdictions to assess the need for, and to create affordable housing.

H-6.   Continue to make contributions to agencies that support affordable housing.

H-7.   Support the construction of housing types that are available to very low, low, and moderate income households

H-8.   Encourage the preservation and rehabilitation of older housing stock to create affordable housing.

H-9.   The City should work with cities and community representatives on countywide or subregional funding sources for housing development, preservation, and related services.

H-10.   Limit short-term rentals as they can limit the availability of housing for full-time residents.

Special Housing Needs

H-11.   Ensure development regulations allow for and have suitable provisions to accommodate housing opportunities for special needs populations.

H-12.   Provide reasonable accommodation for special needs housing throughout the city, while protecting residential neighborhoods from adverse impacts.

H-13.   Support regional efforts to prevent homelessness.

H-14.   Encourage a range of housing types for seniors affordable at a variety of incomes.

H-15.   Encourage and support accessible design and housing strategies that provide seniors the opportunity to remain in their own neighborhood as their housing needs change.

Innovative Housing

H-16.   Support and encourage through the use of appropriate incentives innovative and creative responses to meet Medina's housing need, including a need for a variety of household sizes, incomes, and types.

H-17.   Encourage innovative designs where the structure fits into the form and scale of the neighborhood in which it is to be located.

H-18.   Support the development of accessory dwelling units (ADUs) within new and existing residential developments.

H-19.   Consider opportunities to promote ADU construction in an existing residence.

Development Standards

H-20.   Craft regulations and procedures to provide a high degree of certainty and predictability to applicants and the community-at-large to minimize unnecessary time delays in the review of permit applications, while still maintaining opportunities for public involvement and review.

H-21.   Restrict the size of homes in order to retain the character of the community.