



MEDINA, WASHINGTON

Planning Commission

Tuesday July 22, 2025

Subject: Outdoor Lighting

Planning Commission Action: Discussion item only. No action.

Staff Contact: Steve Wilcox, Development Services Director

Summary

At its meeting on June 23, 2025 the City Council passed new outdoor lighting regulations. The need for this new Medina Municipal Code Chapter 16.25 comes from Council priorities established as a result of the recent adoption of the Middle Housing ordinance. Increased density which can result from Middle Housing will have adverse impacts on the Medina community. Impacts associated with outdoor lighting is seen as a high priority to address because we have already had lighting complaints even prior to the new density rules.

MMC 16.25 is adopted as an Interim Official Control which is a process having some similarities to a moratorium. MMC 16.25 applies to new construction and is not retroactive to existing conditions. Interim Official Control is process best described by our City Attorney in the two attachments provided.

Amending Medina's Development Code Title 16 requires Planning Commission involvement. Planning Commission is required to review, approve, and forward to the Council with recommendation any new development ordinances. Because the outdoor lighting matter was considered a community priority, Council accepted an Interim Official Control proposal which does not require Planning Commission involvement. The Interim Official Control is only valid for up to 6-months when Council would then have to authorize an extension to continue it.

Along with the Council's approval of the Interim Official Control outdoor lighting code amendment on June 23rd, they directed the matter to planning Commission. Council directed the Planning Commission to study and process permanent outdoor lighting regulations to be brought to Council before the expiration of the interim official control on outdoor lighting. However, due to essentials of code amendment timing it is probable that an extension approval by Council of the Interim Official Control will be necessary later in 2025.

When Planning Commission returns to meetings again in September we will start a review of the outdoor lighting ordinance as a permanent solution to replace the Interim Official Control.

Attachment(s)

Council Agenda Bill Interim Official Control

MMC 16.25 Interim Official Control

Ordinance No. 1043 Outdoor Lighting

Proposed Planning Commission Motion:

Discussion item only. No action.