

# Construction, Landscaping, & Preservation



***Costco is aware of its responsibility to design and construct its sites and buildings in an energy-efficient, sustainable and environmentally responsible manner.***



## Sustainable Principles & Design

With nearly 850 Costco warehouses built around the world, we have learned smart approaches to the design and construction process — and are always learning more. Our warehouse designs are generally consistent with the requirements of Leadership in Energy and Environmental Design (LEED), an internationally accepted benchmark for green building design and construction. Technological advancements and improved building materials have helped in this area. For example, thanks to engineering and design improvements, we can use less materials, such as columns and roof joists, while providing more strength. And our preferred full metal buildings use the maximum amount of recycled material and reduce construction and maintenance costs.

This sustainable approach extends to the surrounding environment and ecosystem. As we plan new buildings, we are mindful of wetlands and habitats, and preserve natural wonders in designing our landscaping. We aim to provide larger trees, greater planting density, drought-tolerant species, native and ornamental vegetation in lieu of manicured lawns in the landscapes surrounding our buildings.

Read below to learn more about the steps we take to consider sustainability as we expand our network of Costcos around the world.

# Adaptive Reuse & Historic Preservation

*In some cases, we have been able to use an existing building for a new Costco. Besides minimizing the environmental impact, this “adaptive reuse” in some cases supports historic preservations. Examples include:*



In **Thorncliffe Park, Ontario, Canada**, our warehouse located in suburban Toronto is part of a building built in 1964, designated as a heritage site and considered one of the last remaining examples of mid-20th century modernist commercial architecture in the region. Costco architects were able to save the historic facade through incorporating the warehouse entry and food court in the warehouse setting.

In **Stevenage, England**, we adapted a building originally built in 1963 in consultation with Félix Candela, the Spanish Mexican architect. Besides helping to preserve a historically and architecturally important structure, we were able to use less new building material.



## Recycled Materials

In building our new warehouses, we choose materials with a high percentage of recycled content to reduce the use of virgin resources. Examples include:

- New U.S., Canada, Mexico, and some international locations in Spain, Taiwan and Australia use prefabricated structural steel systems that are made with recycled content and can eventually be recycled again.
- Metal building insulation uses ECOSE® Technology, which contains an average of 61% recycled content.
- We use recycled asphalt in new parking lots, with recycled concrete base material, if available.

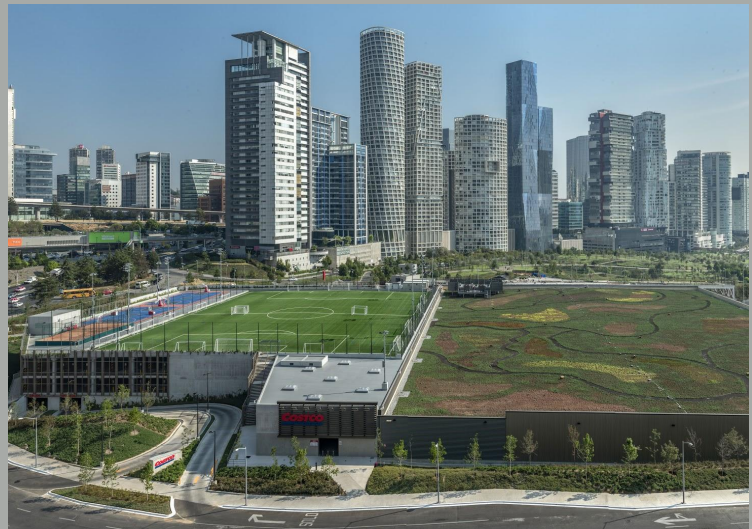
## Other Sustainable Features

When we can, we take other steps to reduce the use of resources and to save money. These include:

- Roofs maintain a reflectance rating of .67, emittance of .85 and SRI of 81, lessening the heat gain on the roof.
- The erection efficiency of the structural system (columns, beams, trusses and bracing) and envelope (metal roof and siding) reduce the overall construction duration, saving time and money.
- High-efficiency restroom fixtures save 32% more water.
- Mechanical heat from refrigeration systems is captured to preheat hot water tanks.

## Santa Fe, Mexico City

Costco worked with local entities to integrate a new warehouse within a park called Parque La Mexicana. This project started with clearing land that had historically been used as a municipal waste landfill. The new warehouse has a landscaped “green” roof, featuring a variety of drought-tolerant and low-water-use succulents, pre-built hives for pollinators, and an elaborate watering system using recycled water for landscape irrigation and toilets throughout the project. On top of the adjacent parking garage is a soccer field, skate park and basketball and sports courts. A local park association will operate the sports facilities.



In **Villebon, France**, we incorporated additional sustainability features that include:

- Increased landscaping areas.
- Two “green” walls (pictured on next page).
- Recovery of rainwater for watering and water retention system.
- Optimization of natural lighting to minimize consumption linked to artificial lighting.
- Implementation of water and energy meters for each type of use in order to monitor and optimize consumption together with sanitary fittings to reduce water consumption.
- Ten electric charging stations available for members to recharge their vehicles.





## Creative Landscaping Steps

Costco experiments with vegetation removal using goats, with programs in Oregon, Texas and Washington. These programs can save us money in landscaping costs and eliminate the use of herbicides to kill unwanted and invasive vegetation. We continue to look for opportunities to expand this program where it makes sense.

## Natural Preservation

*Natural preservation of natural wonders or indigenous lands is also important to Costco and our landscaping designs try to take this into account.*



The **SW Calgary, Alberta, Canada** warehouse is located on the lands of Tsuu T'Ina First Nations People in a commercial development reserve named Taza. Together Costco and the Tsuu T'Ina worked on blending the building into its environment, using only native plant and tree species in its landscaping to reflect the heritage of the plains.



The **Merida, Mexico** location has a cenote (a natural sinkhole filled with groundwater) onsite that was restored and rehabilitated. It is named Kakutzal, a Mayan word meaning “back to life” or “rebirth.” Onlookers can view the beauty of the natural feature from above on an interpretive plaza incorporated into the design.