

TO: City Council
FROM: Paul Simmons, City Administrator, and Brad Medrud, Community Development Director
DATE: September 8, 2026
SUBJECT: Costco Development Agreement

1) Recommended Action:

No action is requested. This is an opportunity for discussion about the topic.

2) Background:

The intent of the work session is for staff to present the general outline for a development agreement with Costco and to respond to any questions.

The development agreement will be scheduled for City Council consideration this fall.

3) Policy Support:

Goal LU-2: Ensure development occurs in an orderly, effective, and cost-efficient manner to best utilize available land and public services, conserve natural resources, protect and enhance critical areas and open space, address equity and climate change, and reduce sprawl.

4) Alternatives:

☐ None.

5) Fiscal Notes:

This is an internally funded work program task.

6) Attachments:

- A. Staff Report
- B. Presentation