

Motoring Along



By Marcy Marro

A modern retail sales and service facility, L&L Motors in Roosevelt, Utah, was a design-build project between Salt Lake City-based Cameron Construction and James B. Glascock Architect P.C., Salt Lake City. Completed in August 2009, the project features a metal building system from Butler Manufacturing, Kansas City, Mo., which saved approximately 2 percent of the total project cost.

Located on a 3 1/4-acre (1.3-hectare) site at a high-visibility intersection, the 73-year-old dealership had operated from a complex of separate structures that delayed turnaround times for service work. Additional service bays were a primary goal for the project, which more than doubled what existed, bringing the total to 22 technician stations in the shop area.

"The original dealership was spread out in four smaller non-connected buildings and the clients wanted to combine them within one roof with sufficient space for current needs and future growth," said architect James Glascock, with James B. Glascock Architect PC, Salt Lake City.

Butler's Widespan building system was fitted with Butler's VSR architectural standing-seam metal roof system to create a building with

30,500 square feet (2,833 m²) on the main floor and 8,300 square feet (771 m²) on the mezzanine level. The building's 34-foot- (10-m-) high ridge instills 18 feet (5 m) of vertical clearance within the 17,000-square-foot (1,579-m²) shop, while maintaining a moderate roof slope to ensure positive drainage. Butler also supplied its Butler II metal wall panels for the project.

A metal building is beneficial for this type of project where multiple buildings transition into one finished structure. "This was easily accomplished by having the structure prefabricated to fit each section as it was built, rather than construct it on-site using another method," said David C. Hill with Cameron Construction, Salt Lake City. "The roofing and wall sections attained a superior look with a longer life expectancy."

"The owners wanted a look that would fit into the architecture of the area, which is one of a rural nature, with an agricultural and energy (oil drilling) industry based economy. Most of the buildings in the area are metal buildings and the owners didn't want to have a larger urban city look, but wanted their customers to feel comfortable with architecture they saw every day," Glascock said.

L&L Motors incorporated energy-saving design features that included sub-floor hydronic radiant heating in the shop, which is served by a dual-fuel boiler that can draw from a 4,800-gallon

(18,240-liter) tank provided for drained motor oil collected during service work. The salvaged fuel should potentially provide 25 percent of the building's annual requirement.

Additionally, the interior is bathed in natural daylighting, featuring 24 motorized 4- by 4-foot (1-m) skylights from Ciralight Global Inc., Irvine, Calif. The motorized units have integrated GPS units that track the seasonal changes in the sun's azimuth. The low-E value glazing and the R-30 roof and R-19 wall insulation values are further enhanced by an energy management system and high-performance HVAC and lighting. Toledo, Ohio-based Owens Corning supplied the insulation. 

L&L Motors, Roosevelt, Utah

Award: Award of Excellence from the Utah Chapter of Associated Builders & Contractors

Architect: James B. Glascock Architect PC, Salt Lake City

Design-builder: Cameron Construction, Salt Lake City

Insulation: Owens Corning, Toledo, Ohio, www.owenscorning.com, Circle #65

Metal building, roof and wall panels: Butler Manufacturing, Kansas City, Mo., www.butlermfg.com, Circle #66

Skylights: Ciralight Global Inc., Irvine, Calif., www.ciralightglobal.com, Circle #67