



## FAIRWAY CHEVROLET AND GMC AUTOMOTIVE DEALERSHIPS

LAS VEGAS, NEVADA

### ARCHITECT:

**APTUS**

1200 S. 4<sup>th</sup> Street, Suite 206  
Las Vegas, NV 89104

### STRUCTURAL ENGINEER:

Mendenhall Smith Structural Engineering

### GENERAL CONTRACTOR:

Boyd Martin Construction LLC

### MASONRY CONTRACTOR:

Diamond Masonry

### BLOCK PRODUCER:

CEMEX

### OWNER:

Greg Heinrich

**Architect's Commentary:** The recently completed Fairway Chevrolet Remodel project consisted of design and construction administration of a 17-acre car dealership located in Las Vegas, Nevada. This included demolition of four existing structures and construction and additions to the Fairway GMC Showroom, an addition to the existing Service Building, and construction of a new 64,000+/- square-foot Fairway Chevrolet Showroom. Due to the requirement that the dealership remain open during construction, extensive coordination with the contractor, owner and the local entities were required to ensure the implementation of a detailed three-part site phasing plan.

### Phase 1 included:

- Expanding the existing GMC showroom
- Covering up the existing concrete tiled mansard roof with a new glass curtain wall system and aluminum composite panels
- Finishing upgrades bringing the dealership into compliance with the new GM Facility Image Standards

### Phase 2 included:

- An addition to an existing service building which required an investigation and understanding of the on-site traffic flow patterns including delivery vehicles, customers accessing the site for service, rental car access and fleet service.
- Demolition of an existing service building
- Addition of a new service writer's building
- Renovation of 19 existing service bays
- Addition of 18 new service bays
- Coordination of HVAC equipment, overhead doors, equipment lifts and water, oil and air lines
- Construction of an overhead canopy for service customers
- Extensive site work for new and upgrades utilities and landscaping

### Phase 3 included:

- Demolition of an existing showroom, two service buildings and a parts building
- Construction of a new 64,000 square-foot showroom and two-story parts warehouse
- Construction of an overhead canopy and enclosed new car delivery area

**Why Masonry?** Concrete masonry units (CMUs) were used for the addition to the service building, the service writers building and for the two-story parts warehouse that is located directly adjacent to the Chevrolet showroom. Concrete masonry was used for its durability, beauty and complete interior/exterior finish quality. The service building faces the street so white split face units were used to get a finished look outside, while maintaining the strength inside to withstand the equipment that needed to be mounted. The CMUs also have durability for the wall abuse that occurs in the service bays. The same white split face CMUs were used for the parts building to withstand the heavy loading of the second floor and for the economy that came with using masonry. The ease of installing concrete masonry helped maintain the project schedule.



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