

# Botetourt County Courthouse

BOTETOURT COUNTY, VIRGINIA

## Three dumpsters of waste saved from landfill with smart asset management in Botetourt County, VA

Botetourt County, Virginia, is nestled between the Blue Ridge and Appalachian Mountain ranges, near Roanoke. Early in our nation's history, as settlement expanded westward, Botetourt County played a significant role, with its borders stretching into what is today West Virginia, Ohio, and Kentucky. While today the County sits entirely within Virginia, when it came time to address an aging roof on its main courthouse, Botetourt County took a much larger view, thinking about the entire planet.

To help steward their resources, Botetourt County entrusted Virginia-area Garland rep Brian Foley. Brian and the Garland team helped them find a solution that minimized waste and embodied the concept that the most sustainable roof is the one you don't have to replace.

### CHALLENGE

The existing roof at Botetourt County's General District Courthouse was out of warranty and was failing, beginning to cause leaks inside the building. A full tear-off and replacement of the roof would be very difficult for several reasons. First, a full replacement would be costly for taxpayers, and had not been budgeted as a capital project. Second, the County did not want to disrupt ongoing day-to-day court operations, which can be infeasible to simply relocate for security and other reasons.

### SOLUTION

Foley partnered with contractor McNeil Roofing of Roanoke on the project. Understanding that leaks were already taking place and as a result, existing moisture needed to be addressed, they began beneath the roof's surface, by replacing wet and damaged areas of insulation. Next, the team thoroughly cleaned the roof to prepare the substrate for resurfacing.

The roof system selected was Garland's fluid-applied Liquitec roofing system. Liquitec created a protective layer over the existing roof, which meant that the old roof could stay on the Courthouse.

*"The most sustainable roof is the one that lasts."*



### Results

- This saved approximately 3 dumpsters worth of waste from local landfills.
- As a monolithic bright white coating, Liquitec is highly reflective of UV rays and reduces the energy required to cool the building's interior during the warm summer months.
- Aesthetics – the monolithic finish of the Liquitec system created a visually appealing look for the roof.
- An inspection confirmed the roof returned to a watertight state, putting it back under warranty and extending the life of the roof by a decade or more.

Said Brian Foley, "The most sustainable roof is the one that lasts. With this restoration system, we were able to extend the life of the General District Courthouse roof by at least a decade, while saving tons of debris from a landfill."



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