

# The Lefler Project by Modular Lifestyles

## Case Study



The state of California is implementing many building code revisions that will change the residential and commercial building industry. The state has mandated that all new residential construction must be net zero by 2020 and all new commercial construction follow suit by 2030.

Leading the way with high quality manufactured and modular homes, Modular Lifestyles Inc. designs proven energy efficient, low utility, Energy Star and Solar Powered homes that work toward the net zero goal.

After seven years in the industry, this award winning company along with its VP, Steve Lefler, have embarked on a more personal build- Steve's own home in Paso Robles, California. Designed by Steve's wife Linda

Frederick, the home is located on a hill overlooking vineyards and distant hills with a great view of the California sunsets. Breaking ground in January of 2014 and

completing the build in April 2014, the three bedroom, two bathroom, 1946 sqft home is CA' WUI compliant, has already been awarded the first California Advanced Homes Program (CAHP) accreditation in the territory and has a Home Energy Rating System (HERS) rating of CF-4r.

### Assembly Details

- Maxitile Cement Siding
- Tyvek
- OSB
- 2"x 6" Wood Stud
- ROCKWOOL COMFORTBATT®
- Vapour Barrier
- 5/8" Drywall





“ROCKWOOL has proven its worth from our experimentation in many different California climate zones. The biggest surprise has been our customer reduced utility bills. The addition of ROCKWOOL to the building envelope has far exceeded my expectation.”

- Steven Lefler, Vice President

Modular Lifestyles has been using ROCKWOOL stone wool insulation in their modular home construction since 2011. The company uses the stone wool insulation in all climates and relies on its dimensional stability, dense multi-directional fiber structure and its thermal performance to help meet the company’s goal of net zero building practices.

As the main insulation component in the wall assemblies, ROCKWOOL COMFORTBATT® R23 has a friction fit which enables it to expand to fully fill the wall cavity, reducing thermal loss through any gaps or sagging that may occur with other insulations. The water repellency and vapor permeability of ROCKWOOL insulation helps to manage any moisture that may infiltrate the assembly by allowing it to dry out while maintaining its R-value. The efficiency of ROCKWOOL insulation seamlessly lends itself to the building principals of Modular Lifestyles and its low utility, energy efficient goals. With a continued inclusion in these types of builds, ROCKWOOL hopes to help California reach its goal of net zero construction.

**Contact Information:**

Steven Lefler  
VP Modular Lifestyles, Inc

Homeowner  
t. 888 437 4587



**ROCKWOOL**

8024 Esquesing Line  
Milton, ON L9T 6W3  
Tel: 1 800 265 6878  
rockwool.com

