



# Tilbury Football Club

**Scope:** RIBA Stage 1-7  
**Client:** PRIVATE  
**Architect:** Scene Architects  
**Sector:** Leisure  
**Project Value:** £4.5m



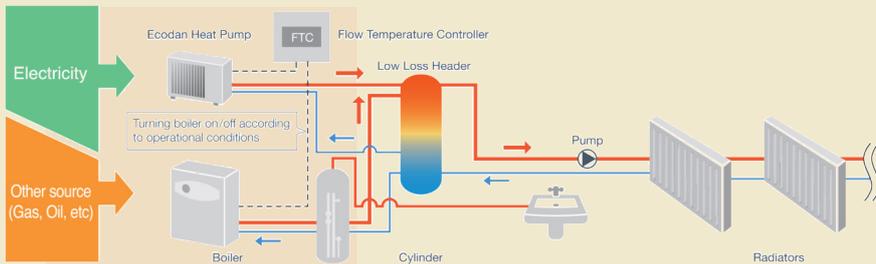
## Brief:

Worksseven were instructed as the building services, sustainability and BREEAM consultants delivering the project to achieve an A EPC rating, Low Carbon emission, low operating costs and BREEAM excellent certification.



# worksseven

Hybrid air source heat pump system integrating gas fired water heater to meet the buildings heating and hot water demands. While also zoning the building to the end user occupancy profiles to save energy and provide improved zonal control.



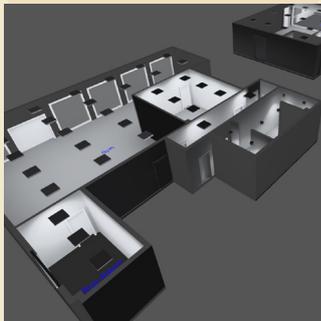
Designed to sports England and secured by design requirement.



Live Streaming Video Technology  
Matches are live streamed using Lighthunter auto tracking PTZ PoE cameras located pitch side and broadcast online on the clubs YouTube channel.



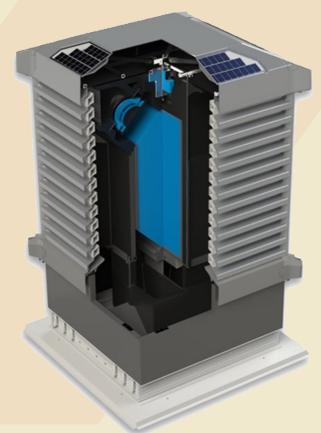
Low energy LED fittings controlled with occupancy and daylight harvesting DALI dimming sensors to reduce electrical consumption. While having zoned areas utilizing dedicated DALI controllers to allow individual dimming control of the areas.



120kWp consisting of a 320no PV Module array complete with 46kWh of battery storage  
Generating 15mWh per annum  
Saving 22.4 Tonnes of CO2 per Annum equivalent to 1029 tree planted



Demand controlled mechanical ventilation with heat recovery and Hybrid Ventilation systems design to meet sports England fresh air requirements.

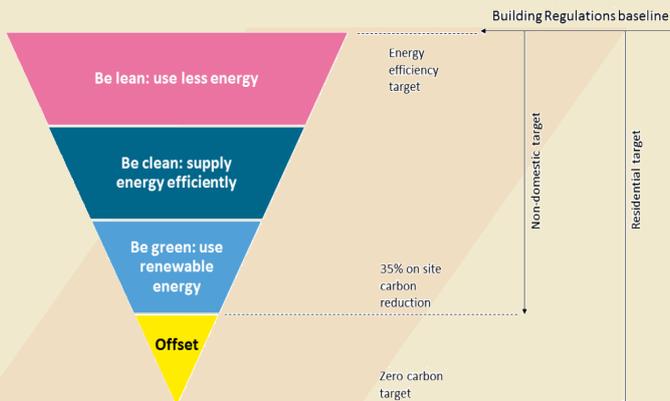


7no 22kW electric vehicle charging points using Project EV EVA-22S-SE-RFID-C 22kW twin outlet charger with Pro Earth Protection & intelligent load management.

Building Services & Utilities



Worksseven developed the energy strategy in accordance with planning requirements and the London Plan.



Worksseven undertook TM52 thermal comfort analysis to ensure adequate measures were implemented in the MEP design to mitigate potential overheating risk.

Worksseven developed the site wide utility strategy and scope for mutily utility IDNO to tender reslting in a saving for the client of £65,000 compared to approaching the DNO's.



We worked closely with the design team to achieved BREEAM "Excellent" Certification.

Worksseven completed multiple "as designed" SBEM iterations to ensure the MEP strategy meet the ER's for achieving an EPC rating of A.

