

DYNAMICS OF NEW AGE IT SPACE!



BHIMRAJKA IMPEX LIMITED

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All drawings, amenities, facilities, etc. shown in this brochure are subject to change as per the approval from the respective authorities. The final discretion remains with the developers.





#### Perpetual excellence...

**Philosophy...** Infinium for us is an ongoing process to achieve excellence. It reflects our endeavor to provide the most modern infrastructure to the most vibrant sector in industry verticals. Success follows unrestrained efforts and we truly believe in it.



## Bhimrajka Impex Group explores new frontiers of development!

The flagship company of the group, Bhimrajka Impex Limited, was incorporated in 1975. It is a largest distributor of chemicals, polymers and performance elastomers in India. Having led the market in this line of activity, the group is now taking huge strides in other areas of development including real estate.

Bhimrajka Impex Group has diversified into developing infrastructure projects for IT companies and various other real estate projects in India.

Infinium is a venture project of the group in this endeavor.



Mr. Vijay Bhimrajaka  
Chairman & CEO  
Bhimrajka Impex Ltd.

### From the Chairman's Desk

The canvas was both appealing and inspiring, the colors were fresh and the mood was upbeat.... we took it upon ourselves to paint a unique marvel of a design in Salt Lake – the result is there for everybody to see and experience. Infinium has been passionately crafted by our CORE TEAM and associates to offer maximum working comfort for our clients.

It makes us feel proud to have contributed in developing one of the most happening IT destinations of Kolkata. The ergonomics of various IT parks across the globe has been closely studied and intelligently applied in making Infinium a very comfortable work place.

We intend to keep the rhythm going, to create more successful work places for IT industry in Kolkata and several other places in India. We, like other proud citizens dream of taking India to the forefront in developing milestone projects.

The gateway to North East, predominantly known as the city of intellectuals - Kolkata is slowly emerging as a hot place to watch out for. With improving infrastructure and urban facilities, the economy of Kolkata is steadily moving in the right direction. No wonder the IT enabled companies and multinational giants have discovered the capital city of West Bengal, a potential technology outsourcing hub waiting to be tapped.

The government of West Bengal has extended its unflinching support to encourage the growth of IT sector in Kolkata with some remarkable policy decisions. The case in point – West Bengal is ranked first amongst other states in India, to grant Public Utility Service Status to its IT industry.

The other advantages include:

- Lowest operational costs in comparison with other metropolitan cities
- Lowest attrition rates
- Best power infrastructure
- Global connectivity, wide bandwidth, leased circuits and ISDN lines

Kolkata is also rich in terms of academic excellence and raw talent. Over 67 Engineering colleges and various other institutes groom budding professionals in diverse industry verticals.

## Kolkata... the promising IT destination!

### Salt Lake, Sector V – the new silicon valley

Salt Lake is in league with some of the major IT destinations of Asian states. Spread in several acres, Salt Lake vividly stands out on the IT map of India by housing over 200 IT companies and employing more than 30,000 IT professionals. It has already bagged the prestigious Industrial Township status from the government of West Bengal.

The other factors that influence the phenomenal growth of Salt Lake are:

- 15 minutes from Kolkata International Airport
- 15 minutes from the city's business centre
- 15-20 minutes from Kolkata's residential areas
- 5-10 minutes from upcoming residential areas of EM Bypass, Salt Lake and Rajarhat



## Infinium... *a big step ahead!*

Adding to the glory of Salt Lake is **INFINIUM Digispace** – a state-of-the-art infrastructure, developed by Bhimrajka Impex Limited - Mumbai, along with an ace team of highly reputed architects and contractors.

Infinium opens up the avenue for expansive 1,50,000 sq ft of prime space carefully crafted to perfection and aesthetic appeal for IT giants spread worldwide. It is just the appropriate destination for IT and ITES companies.



**Infinium**  
DIGISPACE





## 9-level super convenience

**INFINIUM Digispace** is in the form of a single tower which will have 9 levels including a mezzanine floor totaling to approximately 1,50,000 sq ft. Each level will have the facility to be divided into two office spaces. The office spaces can be integrated seamlessly, horizontally as well as vertically, providing occupants the ability to operate according to their individual space requirements.

## PTS technology, that offers optimum floor space...

Post-Tension Slab technology has been used to enable large spans, which provide maximum flexibility for interior layouts. Each level will have a height of 4 meters.

The combination of new technology and a dedicated development team has provided an improved space and business efficiency for its occupants at **INFINIUM Digispace**.



## Green Building

At INFINIUM Digispace, we have taken all care to develop the complex into a 'green building', and we are in the process of attaining this certification. In this endeavor we have focused on:

- Indoor environmental quality
- Energy efficiency
- Water and waste efficiency
- Reduction in operating cost (Energy saving)
- Improved productivity and lower attrition ratio.



## Space Efficiency

The entire complex has been designed to offer maximum floor space and better management of space.

- 15 m x 10 m (approx.) average column span
- Large floor plates of approx 13,200 sq ft
- Floor to floor height of approx 4 meters
- Post tensioned beamless flat slabs
- Service ledges for installing specialized air-conditioning units for server rooms

## Intelligent Energy Management

The natural energy in the form of light and air has been intelligently tapped and managed to save on operational cost of the complex in more than one way...

- Energy efficient equipment and glass reduces operational costs by 30%
- Double glazed glass with low U factor and shading co-efficient to ensure maximum daylight and minimum heat
- Water cooled chillers with high COP
- Chillers, primary and secondary pumps with Variable Speed Drives (VSDs)
- Double skin AHUs with Variable Frequency Drives (VFDs)
- Treated Fresh Air Units (TFA) with Heat Recovery Wheels (HRW) with CO<sub>2</sub> sensing. Oning units for server rooms



## Power 24x7

Infinium provides 24x7 quality power supply of steady frequency.

- Connected to two substations of West Bengal State Electricity Board
- 1450 kVA power supply with 100% power back up Instant changeover between mains power and auto synchronized DG sets
- Provision for dedicated earthing pits for clients' use

## Dedicated Broadband Connectivity

The Wi-fi connectivity with dedicated bandwidth in common areas at INFINIUM Digispace is one of the unique offerings.

- A dedicated F3/F2/F1/H4 earth station at Salt Lake Sector-V promises unprecedented bandwidth
- Broadband connectivity through optical fiber cable
- Wireless hot spots in all common areas
- Multiple ISPs to provide VPN, IPLC, MPLC, landline telephony, ISDN and GSM services



## Indoor Air Quality

The futuristic HVAC and IAQ systems ensure better quality of ventilation and air throughout the complex.

- A high Indoor Air Quality (IAQ) is controlled and maintained by a Heat Ventilation and Air Conditioning (HVAC) System
- ASHRAE guidelines of 20 cfm fresh air per person
- Treated Fresh Air units (TFA) with Heat Recovery Wheels (HRW)
- Intelligent humidification controls with online CO<sub>2</sub> monitoring
- Inline side stream filters in condensers to avoid derating of chillers
- Stand-by Chillers with CFC free refrigerant gas

## Safety and Security

Infinium is a proverbial high vigilance area, equipped with all modern gadgets for screening all visitors heading inside the complex and moving out.

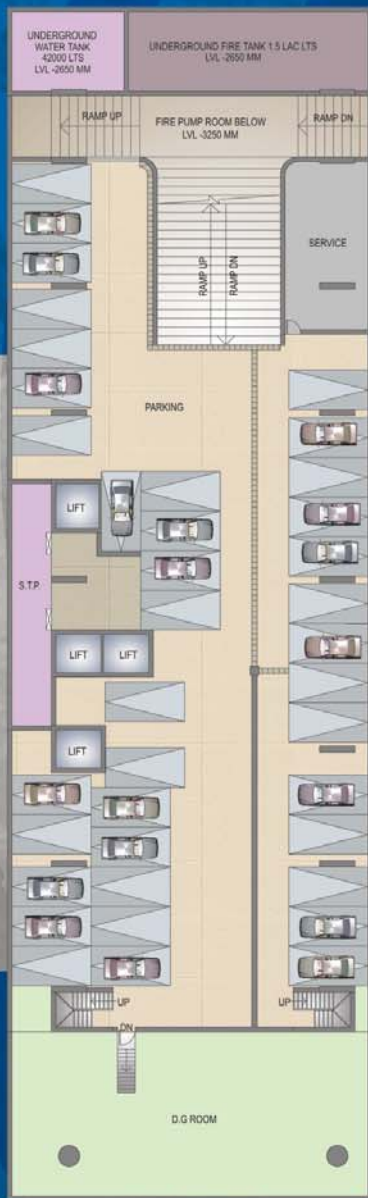
- INFINIUM, along with West Bengal Fire Services, conducts regular fire evacuation drills and training.
- Multiple wet risers with underground water storage of 2 lac litres
- Double layered sprinklers and web-based intelligent smoke detectors
- Differential pressure in stairwells for smoke-free, safe exit
- 24x7 vigilant surveillance with CCTV camera
- RFID based access control system

## Water and Waste

Top-of-the-line system in place to store and recycle waste water and rain facilitate water harvesting – modern water management!

- Hydro pneumatic system for water distribution through dual feed line
- 100% waste water recycle plant – Zero discharge
- Rainwater harvesting for ground water recharge
- Water efficient sanitary fixtures like aerated taps, waterless urinals and dual flush units

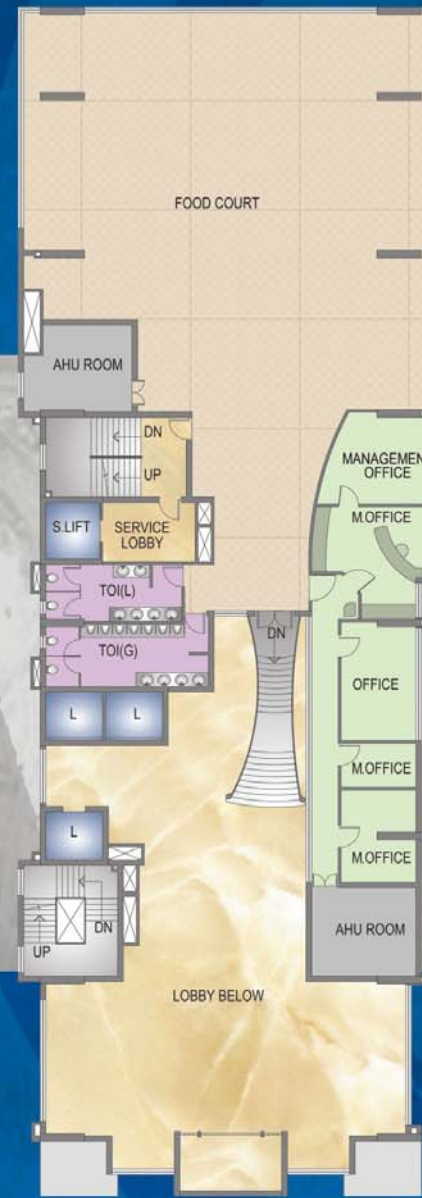




BASEMENT PLAN



GROUND FLOOR PLAN



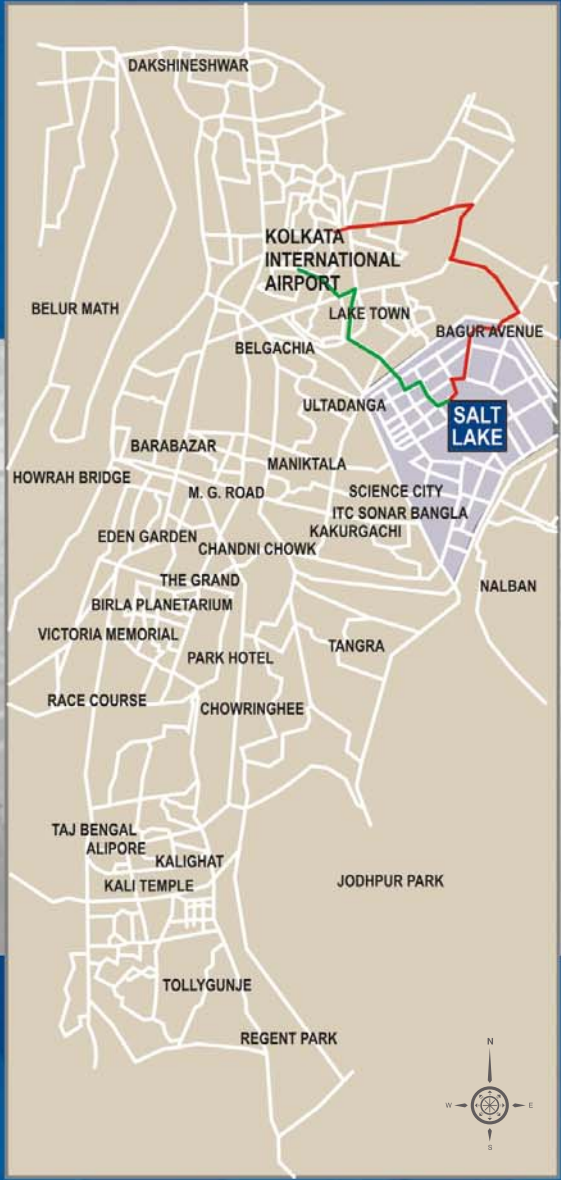
FIRST FLOOR PLAN



TYPICAL OFFICE FLOOR PLAN







SALT LAKE in Kolkata



INFINIUM DIGISPACE at Salt Lake



## PROJECT TEAM

- Developers  
Bhimrajka Impex Ltd.
- Principal Architect  
JP Agrawal  
Agrawal & Agrawal, Kolkata
- Structural Consultant  
Sanjiv Parekh,  
SPA Consultants, Kolkata
- Project Architects  
Agrawal & Agrawal
- Electrical Engineering  
Entask Electrics, Bangalore
- HVAC Consultant  
ATE, Bangalore

