RAMANUJAN
IT City
Beyond infinity..

Leadership with trust

The Tata Group is one of India's largest conglomerates – respected in India for more than 140 years for its nationalistic fervour, pioneering efforts and adherence to strong values and business ethics. The Group comprises over 100 companies with operations in more than 80 countries across the globe in seven business sectors – communications and information technology, engineering, materials, services, energy, consumer products and chemicals. Founded by Jamsetji Tata in 1868, the Group pioneered several industries of national importance in India – steel, power, hospitality and airlines. In more recent times, its pioneering spirit has been showcased by companies such as TCS, India's first software company, and Tata Motors, which made India's first indigenously developed car, the Indica, in 1998 and recently unveiled the world's lowest cost car, the Tata Nano. With revenues of USD 100.09 billion (around Rs. 475,721 crore) in 2011-12, Tata companies employ over 450,000 people worldwide.

Some of the major Tata companies include

- Tata Steel – one of the top ten steel makers in the world

- Tata Motors – among the top five global commercial vehicle manufacturers

- Tata Consultancy Services (TCS) – a leading global software company with delivery centres in the US, UK, Hungary, Brazil, Uruguay and China, besides India

- Tata Global Beverages – the second largest player in tea in the world

- Tata Communications – one of the world's largest wholesale voice carriers

- Indian Hotels Company Limited – renowned for its Taj group of hotels

Building on the experience and expertise of managing diverse business entities, India's most trusted group makes its mark in realty and infrastructure development with Ramanujan IT City.

Some of TRIL's Real Estate & Infrastructure projects:

Trilium

A 7 lakh sq. ft. mega mall coming up in the heart of Amritsar, Trilium is an eclectic blend of retail and entertainment spaces that include hypermarket, departmental stores, family entertainment centre, 6 screen multiplex, food court and banquet hall.

Tritvam

Located in Kochi's most upscale neighbourhood, the scenic Marine Drive, Tritvam comprises of 5 world-class residential towers. Set within a lush tropical landscape, Tritvam embodies a divine fusion of the very finest that nature and good planning can offer.

Capitol Heights

Located in the heart of the city of Nagpur, Capitol Heights is an integrated residential and retail complex slated to become the centre of attraction for its strategic location, premium amenities and lifestyle.

TRIL IT4

A state-of-the-art multi-tenanted facility located at Infinity Park in Malad, Mumbai, TRIL IT4 is home to top IT/ITES companies, with a total built-up area of approximately 7.2 lakh sq. ft.

Pune-Solapur 4-lane Expressway

The expansion of the 110 km Pune-Solapur Expressway from a two-lane to a four-lane highway is fully operational. Developed jointly with Atlantia SpA, Italy – it will be a step forward in creating a world class road network.

TCS Sahyadri Park

A 2.5 million sq. ft. IT campus in Pune, spread over 48 acres in the scenic Sahyadri hills, TCS Sahyadri Park is one of the largest campuses created for the global IT firm – Tata Consultancy Services (TCS).

Projects on the anvil include development of Logistics and Industrial Parks, Greenfield Airports, Metro and Monorail projects.

Tata Realty And Infrastructure Limited

Tata Realty And Infrastructure Limited (TRIL) is the real estate and infrastructure development arm of the Group. TRIL aims to develop best-in-class infrastructure and real estate projects that contribute to the Indian economy.

Verticals

- Real Estate development – Residential, Commercial, Integrated Development

- Infrastructure development – SEZs, Urban Infrastructure, Bridges, Roads & Highways, Logistics Parks

Core values

- Commitment to help build the Indian economy

- Desire to enhance the quality of life of the people

- Focus on developing large, path-breaking projects in India

- Devotion to integrity and excellence

Chennai – a vibrant and contemporary city

Chennai, Tamil Nadu, India

Ramanujan IT City is located in Chennai, the capital city of the southern Indian state of Tamil Nadu. Overlooking the magnificent Bay of Bengal, Chennai is one of India's fastest growing metropolitan cities with modern communications infrastructure and excellent road, rail and air connectivity – firm foundations for exponential growth. With a young and educated population, Chennai has the highest concentration of IT professionals in India, earning for itself the sobriquet – India's IT Knowledge Capital. Buoyed by an encouraging industrial climate, Chennai is also one of the top destinations for Foreign Direct Investment in India, playing host to a number of multinationals – BMW, Ford, Renault-Nissan, Saint-Gobain, Hyundai, HP, Dell, IBM, Citibank, Cognizant, RBS, HSBC, Cisco, Shell, TCS, Daimler, Nokia, among others. Chennai perfectly mixes the elegance of the past with the vibrancy of modernism – ensuring a fine balance between the old and new. An intrinsic mix of rich tradition with its historical temples, music, dance and sculptures along with a buzzing night life with entertainment hubs, global fast food chains, world class hotels, malls and multiplexes makes it the perfect destination for fine living.

A RICH SOCIAL TAPESTRY

Ramanujan IT City

Ramanujan IT City is a joint venture development by Tata Realty And Infrastructure Limited, Indian Hotels Company Limited (IHCL) and Tamil Nadu Industrial Development Corporation (TIDCO). TRIL Infopark Limited is a Special Purpose Vehicle (SPV) to execute Ramanujan IT City.
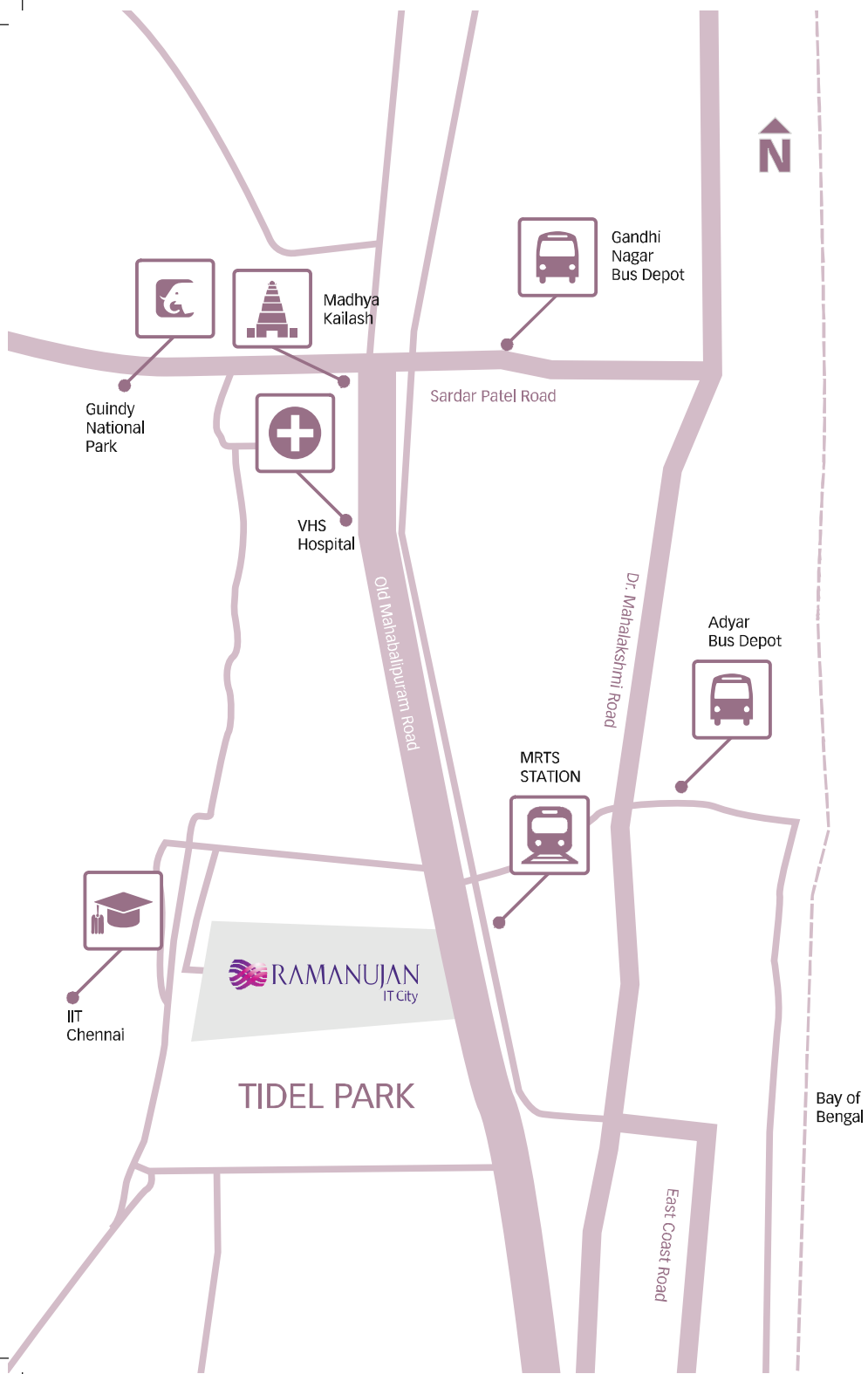
Ramanujan IT City is a humble tribute to the legendary mathematician – Srinivasa Ramanujan. Ramanujan made substantial contributions to mathematical analysis, number theory, infinite series and continued fractions. It was the brilliance of this autodidact that convinced G. H. Hardy, an eminent mathematician, to give him the moniker "a natural genius".

Four of the towers of Ramanujan IT City are named after the professors at Cambridge University who made a significant difference in the life of Srinivasa Ramanujan – Hardy, Carr, Neville and Littlewood. Expanding on the concept, the other two are named – Infinity and Cambridge.

A TRIBUTE TO THE MAN WHO KNEW INFINITY

The IT corridor

Taramani, Chennai

Ramanujan IT City enjoys a unique advantage being strategically located at the beginning of Old Mahabalipuram Road (OMR) at Taramani – Chennai's IT Corridor – where the world's most renowned IT companies have their hubs. A coveted part of the city, it is well connected by local transport with the Thiruvanmiyur MRTS (Mass Rapid Transit System) station 500 metres away and bus stops close by. The international and domestic airports are 12 kms away.

RITC (Ramanujan IT City) is also in close proximity to the choicest residential localities, shopping malls, retail outlets, educational institutions and entertainment options: ideal for a healthy work-life balance.

N

Gandhi Nagar Bus Depot

Madhya Kailash

Guindy National Park

Sardar Patel Road

VHS Hospital

Old Mahabalipuram Road

Dr. Mahalakshmi Road

Adyar Bus Depot

MRTS STATION

IIT Chennai

RAMANUJAN IT City

TIDEL PARK

East Coast Road

Bay of Bengal

AN
EXCLUSIVE
ADDRESS

A fully integrated IT SEZ

A seamless fusion of functionality, technology and aesthetics, combining the best minds in the construction, architecture and hospitality industries, Ramanujan IT City, spread over 25.27 acres, comprises of two zones – a processing zone and a non-processing zone.

Processing zone
Covering 4.5 million square feet of built-up area, the processing zone features 6 towers of IT/ITES space.

Non-processing zone
Ramanujan IT City takes care of your business accommodation and hospitality needs as well with 120 state-of-the-art luxury serviced apartments with all amenities and a 1500-seater international convention centre operated by the Indian Hotels Company Limited (IHCL).

Designed by world-renowned architects, Skidmore, Owings & Merrill LLP, SOM, USA, Ramanujan IT City combines high quality infrastructure with extensive amenities for work, recreation and everyday activities, thus providing a complete 'Work and Play' environment for IT and IT technology related business.

THE ESSENCE
OF INFINITY

The alluring vistas

Situated amidst an umbrella of trees adjacent to the IIT Madras with a view of a lake and the majestic Bay of Bengal in the distance, Ramanujan IT City offers expansive views from its upper levels. The thoughtfully planned layout amidst lush greenery and meticulous landscape makes it possible that all the Towers enjoy scenic views of both the East and the West.

Ramanujan IT City's two and a half acres of open space is covered in lush greenery and landscaped areas. Apart from increasing the aesthetics, it serves as an area for peaceful walks, working out, rest and entertainment – an attractive feature for its inhabitants.

The feeling of exhilaration is inescapable at Ramanujan IT City!

UNFOLDING UNTO INFINITY

An oasis of peace

Ramanujan IT City understands that nature is an integral part of the human soul – it refreshes, recharges and nourishes – making people happier, healthier and active.

The landscaped podium of 180,000 sq. ft. with informal seating, meditation spaces, a Zen garden and covered walkways connects all the Towers.

Greeting the first rays of the sun as it rises from the Bay of Bengal – the podium presents a spectacular sight – awash in a glorious golden glow. Terraced lawns, trees, colourful plants and water bodies, this podium walkway is indeed a breakout area.

Unwinding has never been better!

CONTEMPLATING THE INFINITE

Office spaces, your way

In a highly competitive business environment, every day counts. Ramanujan IT City offers a unique solution – The Incubation Centre. The Incubation Centre comes replete with plug and play fixtures and other amenities required to begin operations – thus enabling tenants to enjoy the benefits of the SEZ at the earliest. The latest design techniques and generously proportioned structural grids incorporated in Ramanujan IT City ensure that tenants have the opportunity to work the layouts as per their specific requirements.
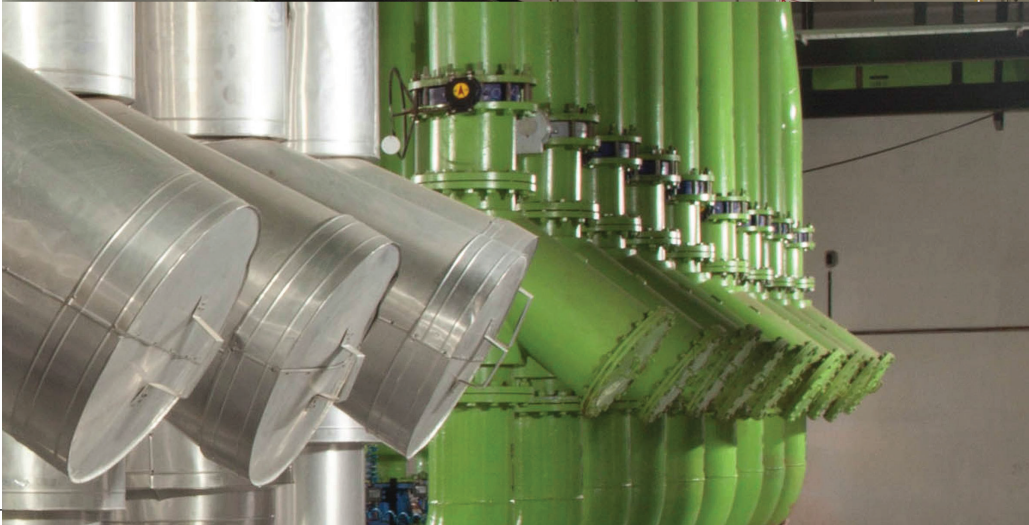
INFINITE
VARIATIONS

Comforts and conveniences

Ramanujan IT City is one of the few luxury office spaces that is designed keeping the effectiveness of an employee in mind. With fine aesthetics and contemporary lines, this project by Tata Realty And Infrastructure Ltd. provides an exclusive work experience that is unparalleled. The devotion to detail shows in every aspect, be it the imposing two level entrance lobby, the state-of-the-art escalators and elevators or the contemporary lounge.

- Large facades usher in daylight to maximise productivity
- Technical specifications provide for varying equipment loads
- Individual mechanical rooms at each floor
- A central staircase for quadrant-to-quadrant connectivity
- 100% power backup
- High speed elevators
- Central air conditioning
- Fibre optic connectivity
- Wi-Fi connectivity in all operational complexes
- Aesthetically designed interiors and quality fittings
- Professional property maintenance
- 100% access control and 'CCTV' surveillance
- Best-in-class fire alarm system
- Effective disaster management
- Five levels of ample parking space
- Amenities – Banks & ATMs, Multi cuisine food court, Fitness centre, etc.

AN ENSEMBLE
OF AMENITIES

Unmatched standards

- High performance glazing for external facade

- Highly efficient floor plates

- Impressive 8 metre high entrance lobbies, finished with granite and marble

- Building structure designed to seismic zone II specifications and structurally NFPA compliant

- Loading & unloading bay

- Modern fire detection and suppression system with sprinklers, fire and smoke detectors

- Central Chiller HVAC system with dedicated AHUs for client and common areas

- 100% fully automatic backup DG with N+1 configuration provided for lighting, power and Air conditioning

- Water treatment plant

- Sewage treatment plant designed for zero discharge

IMS Certifications

Ramanujan IT City is one of the first infrastructure developers to have obtained all four certifications in the real estate sector.

ISO 9001:2008 Quality Management Systems are designed to help organizations ensure that they meet the needs of customers and other stakeholders while meeting statutory and regulatory requirements related to the product.

ISO 14001:2004 Environment Management Systems address various aspects of environmental management. It provides practical tools for companies and organizations looking to identify and control their environmental impact and constantly improve their environmental performance.

OHSAS 18001:2007 Occupational Health and Safety Management Systems is a British Standard solely to control and improve health and safety performance.

ISO 9001:2008 (Excluding Design) |
ISO 14001:2004 |
OHSAS 18001:2007
BUREAU VERITAS
Certification

BUREAU VERITAS
1828

TECHNICAL SPECIFICATIONS

LEED Gold Rated Green Building

- East/West facing openings proportioned to minimize solar heat gain

- Digital simulation and analysis tools to optimize glass and window-to-wall ratios

- The combination of passive design and active systems provide compliance not only with Indian Energy Conservation Codes but also the American Society of Heating, Refrigeration and Air Conditioning Standards (ASHRAE). Energy consumption is approximately 15% lower than internationally recognized ASHRAE energy compliance standards

- Supports off grid facilities, harnesses the cooling effects of prevailing monsoon winds, provides shaded public amenities and uses local materials for architecture and landscape design

- Landscaped areas & Green roofs

- Exemplary water use performance – 50% reduction achieved by providing efficient fixtures and through efficient landscape design

- 95% achieved in construction waste management

- More than 90% covered car parking provided, thereby reducing Heat Island effect

- Lowered operating cost through efficient Green equipment used in HVAC and Electrical systems

- Improved air quality within the building, thereby improving comfort level within conditioned areas

- Increased recycled content in materials used, thereby reducing use of virgin materials

- Use of low emitting & low VOC content materials

ISO 50001:2011 Energy Management Systems helps in establishing, implementing, maintaining and improving a system which enables an organization to follow a systematic approach in achieving continual improvement of energy performance, including energy efficiency, energy use and consumption.

Indian Green Building Council

ISO 50001
BUREAU VERITAS
Certification

BEING GREEN

Project Partners

Design Architect: Skidmore, Owings and Merrill LLP, SOM, New York, USA
SOM is one of the largest architectural firms in the world having built the Sears Tower in Chicago and
Burj Khalifa in Dubai.

Contracting Partner: Leighton, New South Wales, Australia
Leighton Contractors is one of Australia's most recognized diverse and established industry leaders with a
great emphasis to quality and safety.

Structural Engineer: Sterling Consultancy Services, Delhi, India
Structural concepts developed by Sterling include a variety of steel, concrete and composite construction
systems.

Services Consultant: Aecom Technology Corporation, Delhi, India
Aecom is a US based global provider of professional technical and management support services.

Local Architect: Edifice Consultants, Mumbai, India
Edifice Architects is one of the larger architectural firms in India.

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IT City
Beyond infinity..

A project by
TATA REALTY AND INFRASTRUCTURE LIMITED
TRUST BUILDS

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