

Regulation for the organization and functioning of the paid underground parking system of the commercial center BĂNEASA SHOPPING CITY

PREAMBLE

This Regulation lays down the general rules to be observed by all the visitors of Baneasa Shopping City and especially by the drivers using the underground parking of the commercial center Baneasa Shopping City, in order to make best use of the parking lots available and to improve the traffic flow.

The underground parking of Baneasa Shopping City is privately owned, and drivers' access inside shall be made only in compliance with this Regulation and with the traffic laws.

The underground parking of Baneasa Shopping City serves the commercial center Baneasa Shopping City and is exclusively intended for short term parking of the vehicles belonging to the clients shopping within the commercial center.

By requesting the issuance of the access ticket to the underground parking of BĂNEASA SHOPPING CITY, drivers accept and undertake to comply with the requirements of this Regulation.

CHAPTER 1 - GENERAL PROVISIONS

Article 1 For the purposes of this Regulation, parking spaces are those specially designed, delimited perpendicularly or obliquely to the edge of the roadway.

Article 2 Each driver will park its car so as to fill one parking space and to not interfere with adjacent parking spaces by crossing the parking space borderline.

Article 3 BĂNEASA SHOPPING CITY reserves the right to mark out some areas inside the underground parking that are subject to some specific rules that exceed this Regulation.

Article 4 The access to the underground parking of BĂNEASA SHOPPING CITY is done by requesting and obtaining the access ticket. Exit from the underground parking is done, following validation and payment of the parking fee, by using the access ticket. Exiting the underground parking without paying the corresponding parking fee shall be sanctioned as per this Regulation.

CHAPTER 2 - OPENING HOURS OF THE PAID PARKING

Article 5 Parking's opening hours are as follows:

Monday - Sunday between the hours: **07:00-24:00**

The maximum parking period is 48 continuous hours.

Article 6 Depending on the occupancy of the parking spaces or other exceptional circumstances, BĂNEASA SHOPPING CITY may temporarily restrict access in the underground car park.

CAPITOLUL 3 – THE SYSTEM OF PAYMENT. APPLICABLE FEES AND RULES

Article 7 The paid parking to the specially designated spaces provided for in this Regulation is based on hourly rates.

Article 8 **The parking fee is of 5 (five) lei / hour (VAT included) and cannot be divided. Any hour division will be charged considering the fee for a full hour.** Exiting the underground parking is possible without any charge during the first 5 (five) minutes from the entrance.

The active users of the mobile application CITY iLOVE enjoy 60 (sixty) minutes of free parking should the ticket is validated through the mobile application CITY iLOVE, in which case any due amount may be paid with a Mastercard or Visa card only. Moreover, the constant users of the mobile application may benefit of extra free parking hours, in accordance with the regulation and promotions granted by the said mobile application. All free benefits are granted once per day, irrespective of the numbers of entries in the underground parking.

The free parking hours are not granted in case the mobile application CITY iLOVE is not functioning or is under maintenance.

After paying the fee, the parking right is canceled and exit from the parking lot shall be done in a maximum of five (5) minutes, otherwise the fee will be due for another hour of parking.

For frequent parking a monthly subscription is available at the price of 500 lei at the information desks of BĂNEASA SHOPPING CITY.

Art.9 The parking fee is paid based on the access ticket, as follows:

- a)** using the machines located near the parking spaces, at the entries/exits of BĂNEASA SHOPPING CITY commercial center, with coins or banknotes, as follows: the coins or banknotes are used directly at the machine, where they are inserted as many as necessary to cover the applicable fee. Banknotes worth more than 10 (ten) lei are not accepted. Only coins of 50 bani can be used.
- b)** at the payment counters located at the information desks at the ground floor of BĂNEASA SHOPPING CITY.
- c)** with the credit/debit card by scanning the ticket with the CITY iLOVE application for validation.

Article 10 In case of loss, destruction or damage of the parking access ticket, users can request a duplicate at the information desks, against a fee of 10 (ten) lei (VAT included). The amount paid for the duplicate shall be supported by the user even in the situation of the user enjoying free parking hours through the CITY iLOVE application. Users can request and pay for the issuance of a duplicate between 10:00-22:00*, at the information desks of BĂNEASA SHOPPING CITY, and between 22:00-10:00* directly to the representative of BĂNEASA SHOPPING CITY, who can be contacted at telephone: 0754.031.103. Payment for the duplicate does not exclude payment of the parking fee. The amount paid for the duplicate is not refundable.

* Or any other time frame set in accordance with regulations of the authorities

Article 11 In case of loss of the parking access ticket, the driver must indicate the plate number of the vehicle whose parking ticket was lost, for purposes of identification in the automatic system, or any other identifying elements when it is not possible to identify the vehicle by its plate number.

Article 12 Vehicles parked illegally, in spaces other than those specially designed and marked over with light green or occupying more parking spaces, on the spaces reserved for disabled people, on the road, or more than 48 continuous hours, or exiting the underground parking without paying the corresponding fee, or violating the provisions of this Regulation shall be locked or towed and placed in special areas in order to ease the traffic and to make their owners aware of the fact that they need to observe this Regulation. The same measures shall be taken against the vehicles not using the charging stations parked on the spaces reserved for electric or hybrid cars.

Article 13 To unlock vehicles (both those that were towed up and those that were not), the drivers will be charged a fee of 100 (one hundred) lei (VAT included), which represents the unlocking service. The amount may be paid between 10:00-22:00*, at the information desks of BĂNEASA SHOPPING CITY, and between 22:00-10:00* directly to the representative of BĂNEASA SHOPPING CITY, who can be contacted at telephone: 0754.031.103.

*Or any other time frame set in accordance with regulations of the authorities

CHAPTER 4 - TRAFFIC AND PARKING RULES

Article 14 BĂNEASA SHOPPING CITY reserves the right to deny access to certain vehicles inside the underground car parking whose drivers were in the following situations:


- have exited the underground parking without paying the corresponding fee;
- have caused damages to BĂNEASA SHOPPING CITY;
- have committed acts of violence inside or in the proximity of BĂNEASA SHOPPING CITY.

Article 15 The maximum admissible height in the underground parking is 1.95 m. Vehicles exceeding this height will not be accepted in the underground parking. The maximum speed inside the car parking is 5 km / h, and drivers are required to strictly comply with the road markings and signs in place. Access of animal drawn vehicles and vehicles equipped with LPG systems or those with trailers is forbidden.

Article 16 Vehicle parking is permitted only in areas designated for such purpose, marked above with the green light. Parking spaces marked with the red light above are occupied, the ones marked with blue light are reserved for disabled people and the spaces marked with orange light are reserved; users can park in reserved spaces only under special conditions.

Art.17 Access of delivery or supply vehicles is forbidden.

Article 18 Parking spaces reserved for disabled people may be used only by vehicles displaying the card / pass issued by the competent authorities, containing the internationally representative

sign . Persons with disabilities who have the required card / pass are allowed to park for free in designated areas. For this purpose, the card / pass will be presented to the representative of BĂNEASA SHOPPING CITY in order to cancel the access ticket and implicitly the fee for parking. Use of false cards / passes in order to obtain the aforementioned advantages will be reported to the police and the driver will be required to pay the full parking fee.

Article 19 Entry into the underground parking after issuance of the access ticket represents the driver's implicit agreement on the application of this Regulation, including the provisions of Art. 12 on blocking, towing and placing in special places of illegally parked vehicles.

Article 20 BĂNEASA SHOPPING CITY will enforce this Regulation and will apply appropriate sanctions. In case of infringement of legal provisions, BĂNEASA SHOPPING CITY will inform the competent state bodies that will establish the offense and to apply appropriate sanctions.

Article 21 In the underground parking of BĂNEASA SHOPPING CITY is prohibited any noisy manifestation without the prior written approval of BĂNEASA SHOPPING CITY.

Article 22 Drivers, customers and visitors accept:

- a) To not use the parking for dangerous, illegal or immoral activities or for begging;
- b) To not use the parking to repair vehicles or for other similar activities;
- c) To not organize any political meetings, public demonstration, strike, entertainment or commercial activities in the parking;
- d) To not camp or organize picnics, sports and other recreational activities in the parking;
- e) To not distribute advertising or other publicity in the parking without the written consent of BĂNEASA SHOPPING CITY;
- f) To not undertake anything likely to cause disruption of public order, damage or inconvenience both to the parking and to its users;

- g) To not leave unattended pets in vehicles or hazardous substances;
- h) To not leave unattended minors in the parking lot or in the parked vehicles;
- i) Smoking is not allowed.

Article 23 BĂNEASA SHOPPING CITY will provide the users of the underground parking with civilized conditions, appropriate cleaning and lighting of parking lots.

Article 24 Long-term parking is prohibited (long-term parking is defined as a period of 48 continuous hours) in the car park and the management of BĂNEASA SHOPPING CITY may remove any vehicle that exceeds this limit from the underground parking, at the driver's expense.

CHAPTER 5 - OBLIGATIONS OF DRIVERS

Article 25 Drivers are required to fully comply with the Regulation of functioning of BĂNEASA SHOPPING CITY underground parking, and failure to comply with any of the provisions of this Regulation will be appropriately sanctioned.

Article 26 Drivers of vehicles shall not enter the car park without the ticket issued at the opening of the barrier, as the exit from the parking lot is permitted only after the payment and validation of the ticket.

Article 27 Any damages caused to their cars and to other vehicles or equipment by drivers while driving or stationing inside BĂNEASA SHOPPING CITY will be borne by the guilty person, excluding liability of BĂNEASA SHOPPING CITY.

Article 28 Upon parking, the driver is obliged to secure the goods left inside the vehicle, to close the doors, engine hoods and trunk, windows, roof, tank cap etc., as BĂNEASA SHOPPING CITY is not liable in any way for their security.

Article 29 Vehicle occupants are advised not to leave valuables goods in the car, regardless of the area where they are left, as BĂNEASA SHOPPING CITY is not responsible for their disappearance.

Article 30 Vehicle drivers and other occupants are required to comply with the directions of the representatives of BĂNEASA SHOPPING CITY, the security company or fire brigade.

Article 31 Driver and other occupants of the vehicle shall maintain cleanliness in the parking lot, shall not deposit any materials inside the car park, and shall throw all waste in the installed rubbish bins.

CHAPTER 6 - BLOCKING AND SEIZURE OF VEHICLES

Article 32 The vehicles that block or hinder the traffic, the vehicles parked on parking spaces other than those specially designed and marked on top with the green light, the vehicles

occupying more than one parking space, the vehicles exceeding the maximum parking period of 48 continuous hours and the vehicles occupying parking spaces reserved for people with disabilities without holding the card / pass referred to in Article 18, will be subject to blocking or towing.

Article 33 One of the front wheels of the vehicle or the windscreen will be blocked. The wheel lock device will be yellow and will not allow removal or disassembly of the locked wheel. Blocking the windscreen shall be accomplished through a special device obstructing the driver's visibility. Towed vehicles will be placed in special areas, having one of the front wheels locked or the windscreen blocked. After towing the vehicle, the close circuit sound system of BĂNEASA SHOPPING CITY will announce the towing, indicating the vehicle plate number. The unlocking procedure is the same for blocked or towed vehicles, as indicated below.

Article 34 Before locking or towing the vehicles, photographs will be taken to prove the breach of this Regulation by the respective drivers. Also after locking the wheel/blocking the windscreen, photographs of the car with the wheel locked /blocked windscreen will be taken. On the windshield of locked vehicle a notice will be affixed, which include information about the breach of this Regulation and the steps the driver must follow to unlock the vehicle, respectively filling in a form at the information desk in BĂNEASA SHOPPING CITY, paying the unlocking fee and signing the minutes following the unlocking procedure. The driver shall completely fill in the form made available at the information desks, otherwise the personnel of BĂNEASA SHOPPING CITY may refuse the collection of the amount mentioned at Article 13 above and consequently unlocking the wheel/windscreen.

Article 35 Unlocking the wheels /windscreens shall be performed after the provisions of this Regulation are recapped to the driver. The protection of the personnel in charge with the activity of unlocking the wheels/windscreens is done by the security company of BĂNEASA SHOPPING CITY. The unlocking procedure takes maximum 30 minutes under the condition of filling all the required information on the form made available at the information desks and payment of the amount mentioned at Article 13 above.

CHAPTER 7 - DAMAGES CAUSED TO VEHICLES

Article 36 The security company of BĂNEASA SHOPPING CITY is not responsible for the security of vehicles parked within the underground car park.

Article 37 BĂNEASA SHOPPING CITY does not assume any civil or criminal liability for any damage, theft, fire, and for any damage caused by the clients of BĂNEASA SHOPPING CITY or third persons to the vehicles parked within the underground car park.

CHAPTER 8 - FINAL PROVISIONS

Article 38 The management of BĂNEASA SHOPPING CITY reserves the right to amend this Regulation, as it deems fit.

Article 39 The vehicles abandoned in the underground parking of BĂNEASA SHOPPING CITY will be subject to the towing provisions of this Regulation. Any vehicle parked for a period exceeding 48 continuous hours is considered abandoned, even if a monthly subscription has been purchased for the said vehicle.

Article 40 Occupying the parking spaces with objects is strictly forbidden; such objects shall be immediately removed, and the responsible person shall support a removal fee of lei 100 (one hundred) (VAT included). In this respect, the visitors of BĂNEASA SHOPPING CITY are bound to return the shopping carts to places specially designed for such purpose.

Article 41 The provisions of this Regulation shall also apply to holders of monthly parking subscriptions, supply or delivery vehicles and to taxi vehicles.

Article 42 This Regulation and excerpts of this Regulation will be displayed prominently at entrances and inside the underground parking of BĂNEASA SHOPPING CITY.

The provisions of this Regulation apply starting with 25th November 2021.

BĂNEASA SHOPPING CITY