

IMPACT DEVELOPER & CONTRACTOR SA

Registered office: Willbrook Platinum Business & Convention Center,
172-176 Bucharest – Ploiesti Road, Building A, 1st floor, Bucharest, 1st District,
Phone: 021– 230.75.70/71/72, fax: 021– 230.75.81/82/83, mobile: 0729.100.001
Subscribed and paid up share capital: RON 277,866,574
Registered with the Trade Registry Office within Bucharest Court under no. J40/7228/2018,
Sole Registration Code RO 1553483
Personal Data Operator, registered with the Personal Data Processing Evidence Registry under no. 3406



**Current Report on information provided under art. 82 par. (1) in Law no. 24/2017 and
Regulation no. 5/2018, on issuance and operations with securities**

Report date: 28.11.2018

Issuer entity name: IMPACT DEVELOPER & CONTRACTOR SA

Registered office: 172-176 Bucharest – Ploiesti road, Building A, 1st Floor, Bucharest, 1st District

Phone/fax number: 230.75.70/71/72, fax : 230.75.81/82/83

Sole registration code with the Trade Registry Office J40/7228/2018

Subscribed and paid up share capital: RON 277,866,574

The regulated market the issued securities are traded on: Bucharest Stock Exchange

IMPORTANT EVENTS TO BE REPORTED

Transactions of the type of those mentioned under art. 82 par. (1) in Law no. 24/2017, afferent ro contracts with affiliated party, during the period between January 2018 – 28 November 2018.

1. Contractual Parties:

- IMPACT DEVELOPER & CONTRACTOR S.A.
- ACTUAL INVEST HOUSE S.R.L., affiliated party
- BERGAMOT DEVELOPMENTS SRL, affiliated party

2. Date of issuance and nature of the document:

Services and maintenance as described in the below table:

Company	Company within Impact group	No. and date of initial contract	Addendum	Addendum	Contract / Addendum Duration	Type	Category	Object	Payment	Penalties	Purchase / sales value (RON)
Impact Developer & Contractor S.A.	Actual Invest House S.R.L.	49 / 01.12.2014	3 / 17.12.2015	4 / 19.02.2016	31.12.2015 with extension for successive periods of one year	Purchase	Services	Services pursuant to appendixes A and B	15 days since invoice receipt	0.1%/day of delay after 30 days since invoice issuance	1,422,272
Impact Developer & Contractor S.A.	Actual Invest House S.R.L.	03.01.2012	2 / 21.12.2015	ad/06.01.2014	31.12.2018	Purchase	Services	area lease	15th of each month for the following month	0.2%/day of delay after 15 days since invoice due date	15,078
Impact Developer & Contractor S.A.	Actual Invest House S.R.L.	01.10.2014	1 / 01.07.2015	Ad3/02.10.2017	02.10.2020	Sale	Services	area lease	within the first 5 days for the current month	0.2%/day of delay after 15 days since invoice due date	9,355
Impact Developer & Contractor S.A.	Bergamot Developements	Agreement./14.09.2017	AD/ 24.05.2018	2 / 10.02.2016	24.05.2021	loan	Loan	operation loan	24.05.2021	n/a	720,664.38
Impact Developer & Contractor S.A.	Bergamot Developements	Agreement.1935/27.07.2018			31.12.2021	Sale	Services	consulting services,real estate brokerage	10 days since invoice receipt	0.1%/day of delay	489,747.00
Impact Developer & Contractor S.A.	Bergamot Developements	Agreement.1934/27.07.2018			31.12.2021	Sale	Services	Project management services, design services, legal services	10 days since invoice receipt	0.1%/day of delay	570,472.00

3. Established guarantees, penalties stipulated

There are no guarantees and penalties established.

4. Mutual Debts:

	Value of transaction (RON)	G/L Balance at (RON)
	28-Nov-18	28-Nov-18
Sale of goods and services (Class 7)		
Filiale		
Actual Invest House	24,433	69,192
Clearline Development and Management	6,948	1,184,547
Bergamot Developements	1,000,674	1,503,251
Bergamot Developments Phase II	5,121	2,003
Impact Finance	39,470	31,680
	1,076,647	2,790,674

	Value of transaction (RON)	G/L Balance at (RON)
	28-Nov-18	28-Nov-18
Purchase of goods and services		
Filiale		
Actual Invest House	1,422,271.96	1,854,454.70
Clearline Development and Management	-	-
Bergamot Developements	-	-
Bergamot Developments Phase II	-	-
Impact Finance	1,422,272	1,854,455

	Value of transaction (RON)	G/L Balance at (RON)
Interest income (766)	28-Nov-18	28-Nov-18
Filiale		
Actual Invest House		
Clearline Development and Management		
Bergamot Developements	720,664.38	1,679,085.38
Bergamot Developements Phase II	436,934.00	437,009.00
Impact Finance	-	-
	1,157,598	2,116,094

	Gross value	Depreciation	Accounting value
Loans Agreements			
Filiale			
Bergamot Developements	30,450,000	0	30,450,000
Bergamot Developements Phase II	16,163,000	0	16,163,000
Impact Finance	35,000	0	35,000
	46,648,000	0	46,648,000

IMPACT DEVELOPER & CONTRACTOR S.A.

Chief Executive Offices,

Bogdan – Ionut Oslobeanu

Giani Iulian Kacic