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Fully automated parking solutions

# Utron Group

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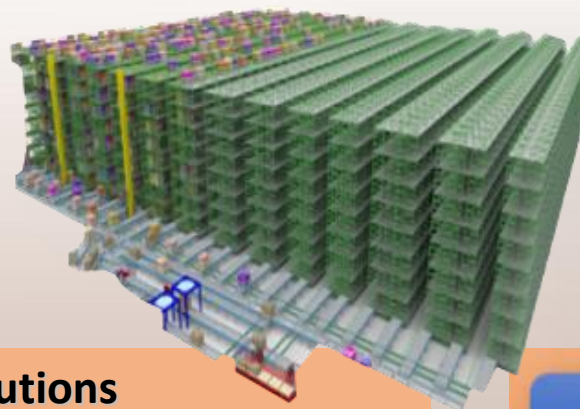
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# U-tron Group

## Excellence in Automation

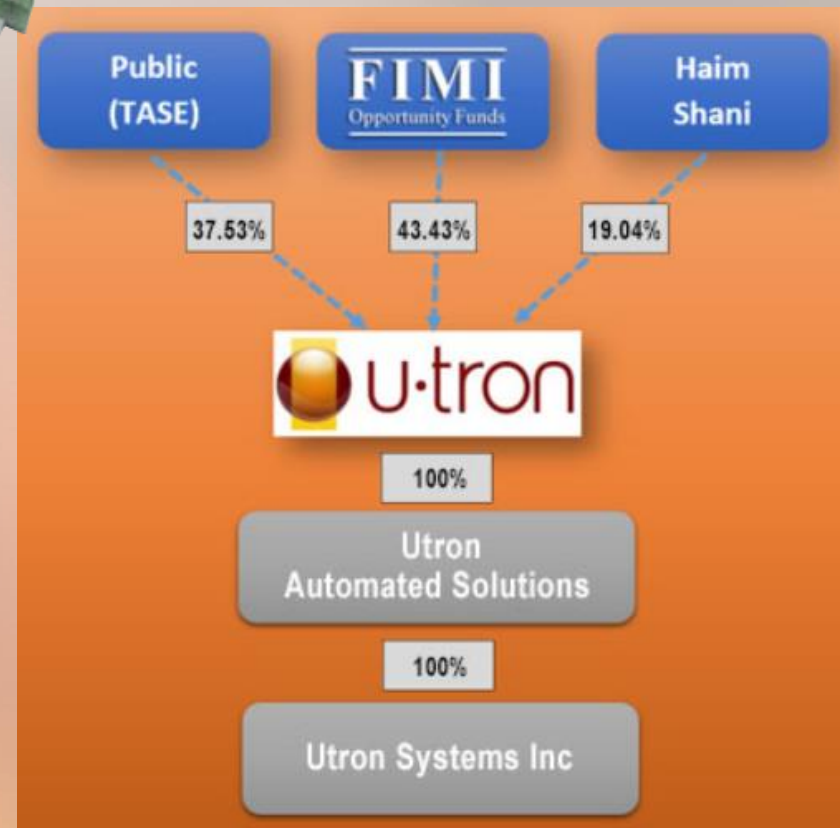


### The Company

- Carve-out in March 2019 from Unitronics (established in 1989 UNIT.TA)
- TASE Listed UTRN.TA
- 120 employees (25 in the USA)
- Experienced management
- Controlled by Fimi Opportunity Funds and Mr. Haim Shani (Founder and CEO)
- Significant year-over-year Growth
- Backlog at 29.3.2020 NIS 220M (prior to recent reported new project contracts)
- Substantial market potential and sales opportunities

### Automated Solutions

- Autonomous Parking systems and Automated Logistics solutions
- Largest market share in the USA for Autonomous Parking systems
- Israel's market leader for Automated logistics solutions.
- Utron offers:
  - Turn-key projects
  - Service and maintenance





# IT'S MUCH MORE THAN A FULLY AUTOMATED PARKING SOLUTIONS

- More than 30 years of space saving, cost efficiency and optimized automation solutions
- Focused on the **USA** - Market leaders in Autonomous Parking Systems solutions
- One-stop-shop provider of automated logistics solutions
- 24X7 service, maintenance and technical support
- Technology leader
- Top quality and reliability



## Automated Logistics Solutions

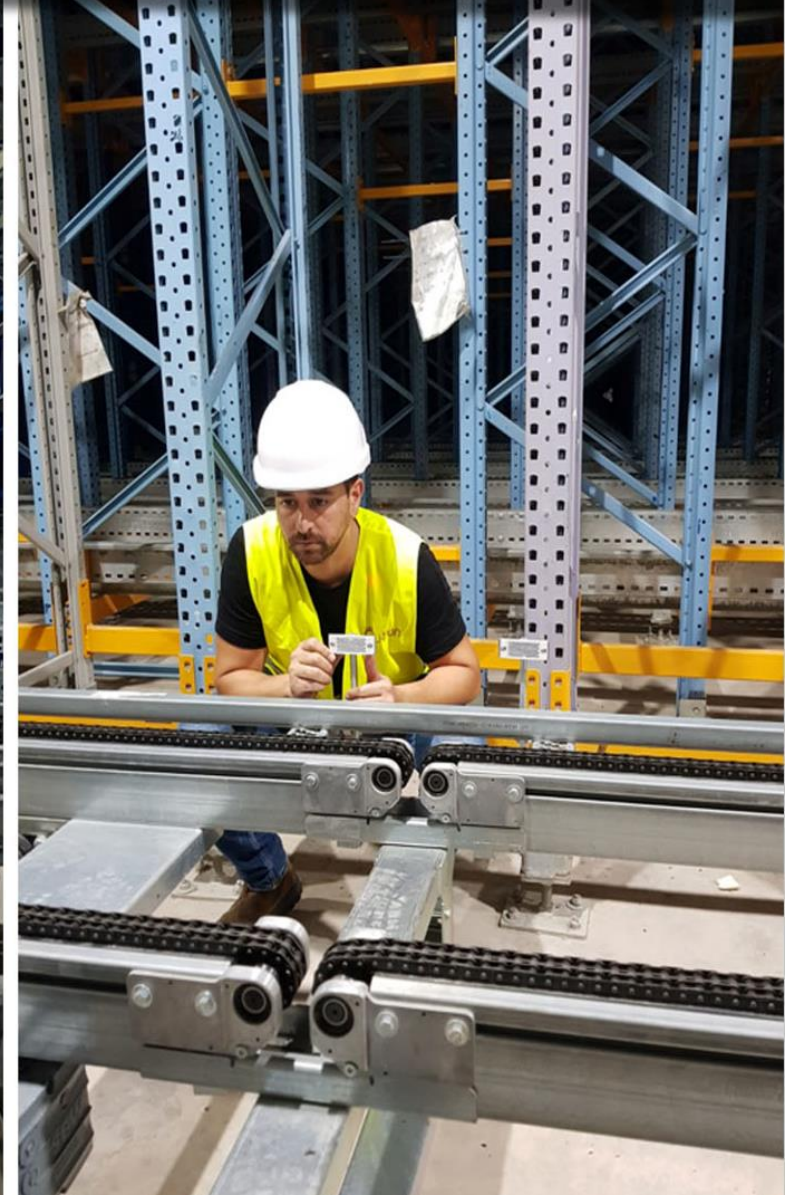
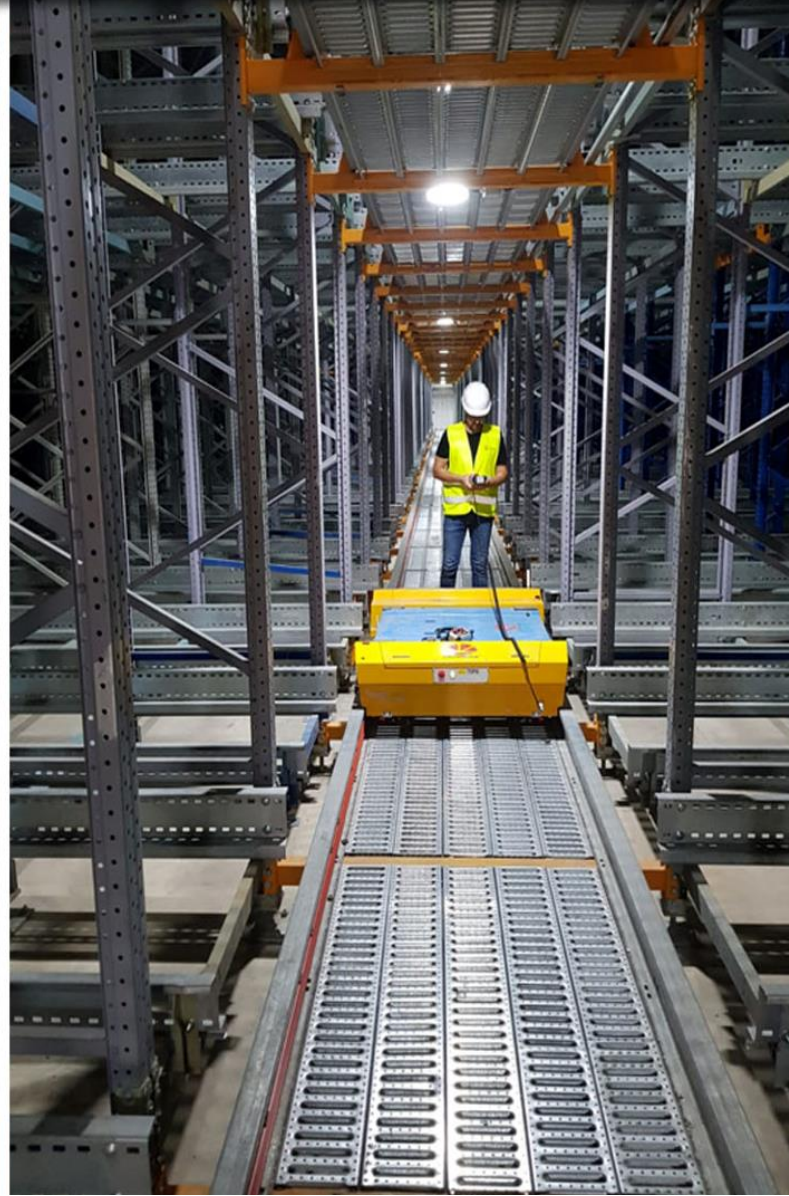
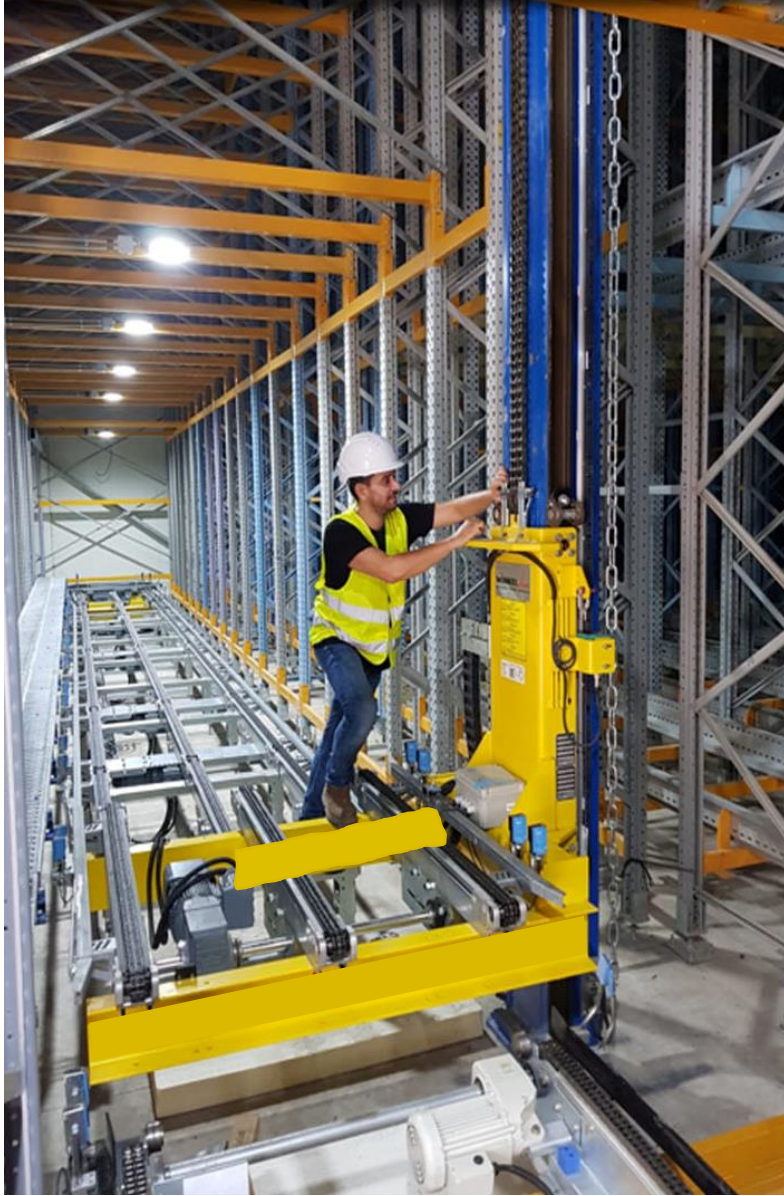


## Automated Parking Solutions



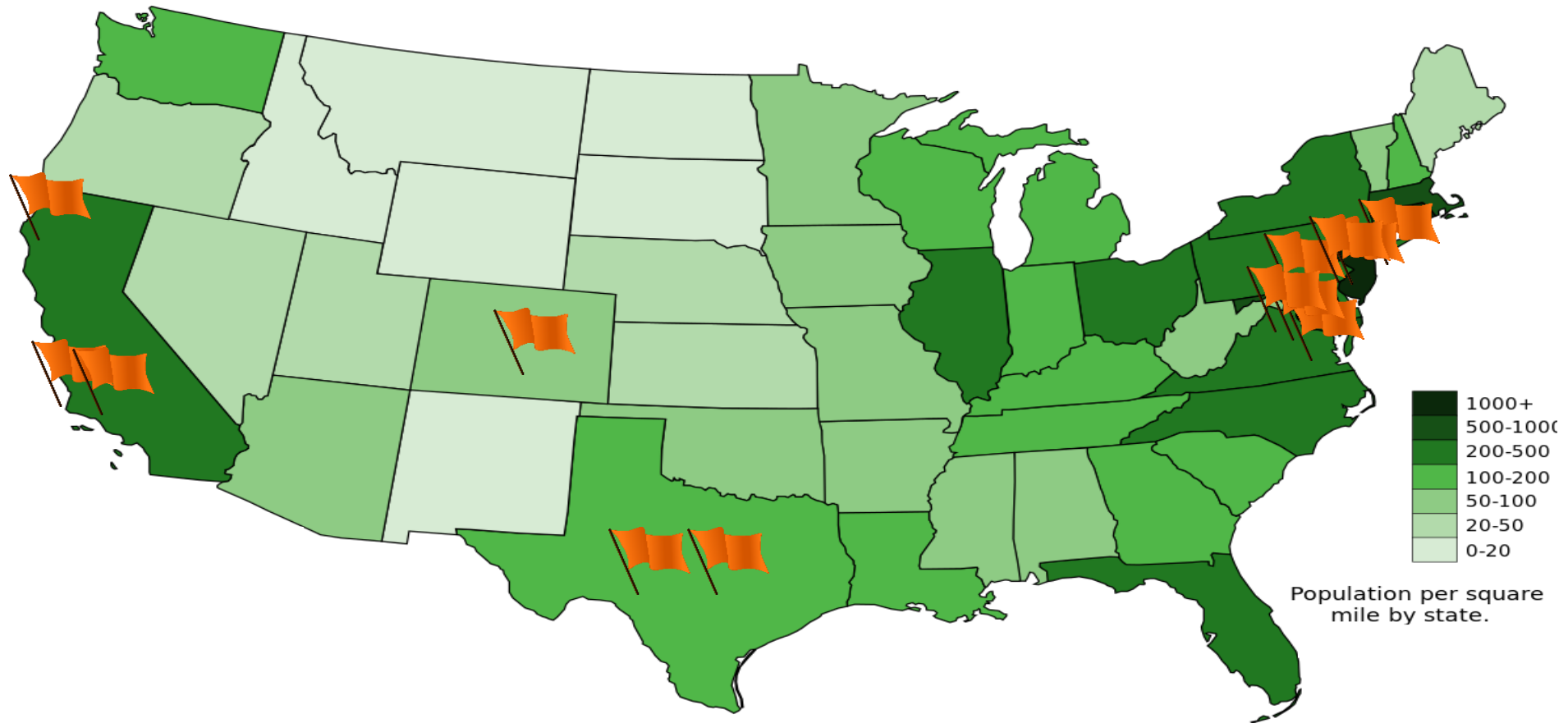


# Deep freezer automated storage (-18C°)





# Our Business Model



 =  u-tron

# Competitive Advantages of Our Autonomous Parking Systems

## What's in it for me ?

- High density parking solution
- Up to 65% Reduced parking volume
- Up to 3 times more parking spaces in the same volume space
- Lower operating costs
- Lower insurance costs
- Reduced labor
- Reduced power consumption
- Shorten construction time
- Eliminate/Reduce excavation

### Robotics building blocks

#### u·tron PACE

- Pallet-less, multi-level, multi-depth
- Redundant shuttle-based solution that autonomously transports the vehicle from entry point to optimal parking spot
- Ideal for projects requiring larger parking capacities

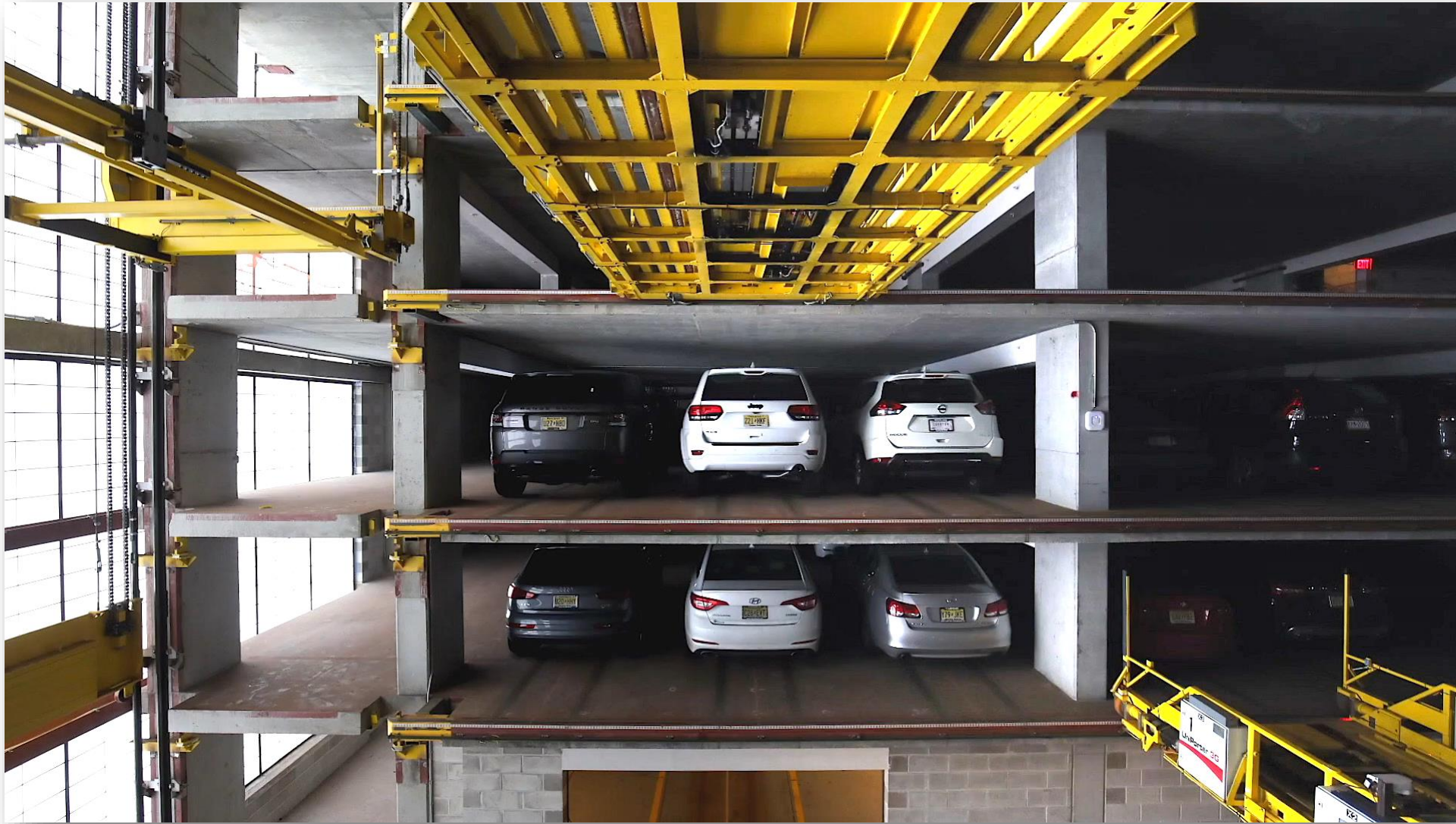


#### u·tron SLIDE

- Pallet-based, single/multi-level, multi-path
- Redundant conveyor-based solution that autonomously transports the vehicle-on-pallet from entry point
- Most effective solution to convert existing parking structures into autonomous parking facilities



# u·tron PACE An optimal solution for large scale systems





Official launch and mass production

- Very high density
- Odd shape solution
- Scalability, Flexibility





# Recent AVSRS projects contracts

- Denver Colorado \$3.5M
- Boston \$28M (conditional)



AERIAL VIEW | LOOKING EAST  
TOMORROW



FENWAY CENTER PHASE 2 | DECEMBER 16, 2019





It's a totally new

## Parking Concept

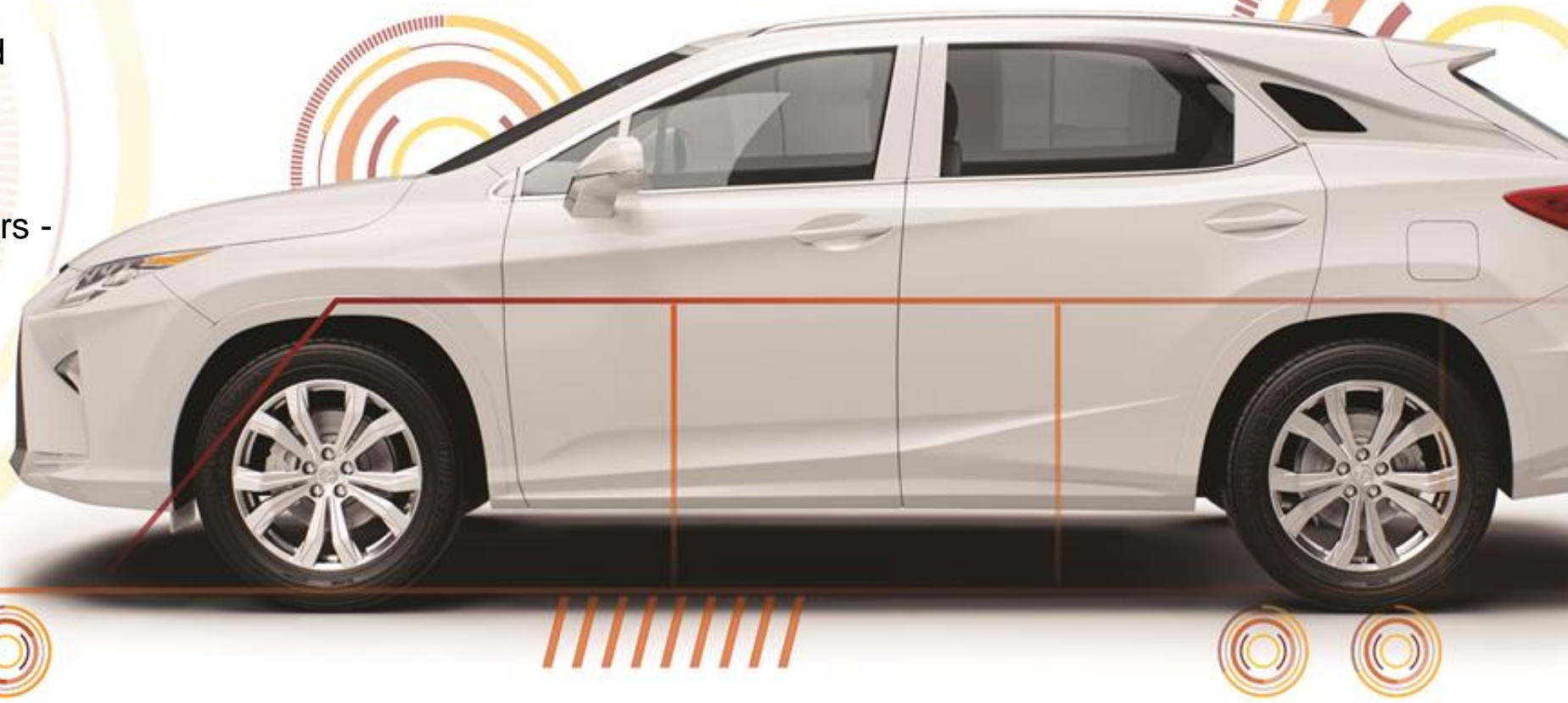
The future of transportation and mobility meets present day parking

Parking as an amenity and a project differentiator

Drastic reduction of space required

Expenses Cut across the board

Multiple benefits for all stakeholders -  
developers, architects, operators,  
end-users and even  
our planet





## A GAME-CHANGING ENABLER FACILITATING SIGNIFICANT REAL ESTATE IMPROVEMENTS

In various projects it helped turn projects that were financially questionable into high profit projects.

U-tron saves space, helps reduce energy, maintenance and insurance costs and eliminates the need for personnel.



# REVOLUTIONARY USER EXPERIENCE

A mobile app that allows a seamless parking process.

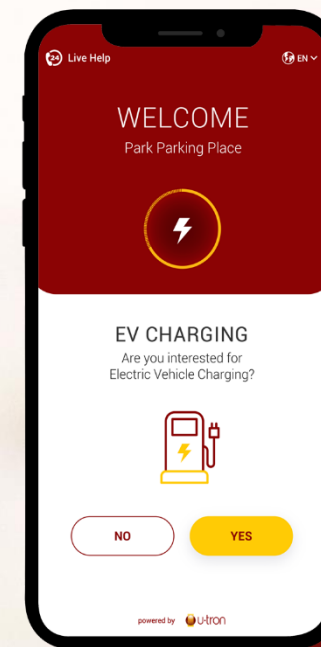
- Starting car retrieval process
- Reducing waiting time to almost zero
- Paying with the app and saving payment time

Ticket number	ETA to deliver car	Status
Adam's car	00:05 min	Car in bay 3
AGF2354	00:08 min	Car in bay 2
D. Levit	00:12 min	Car in bay 1
04 KJL5678	01:15 min	Car in delivery
05 Lior28	01:35 min	Car in delivery
06 Superman	01:45 min	Waiting for release key
07 FGD6893	02:30 min	Waiting for release key
08 KUOD233	03:45 min	Waiting for release key

u·tron

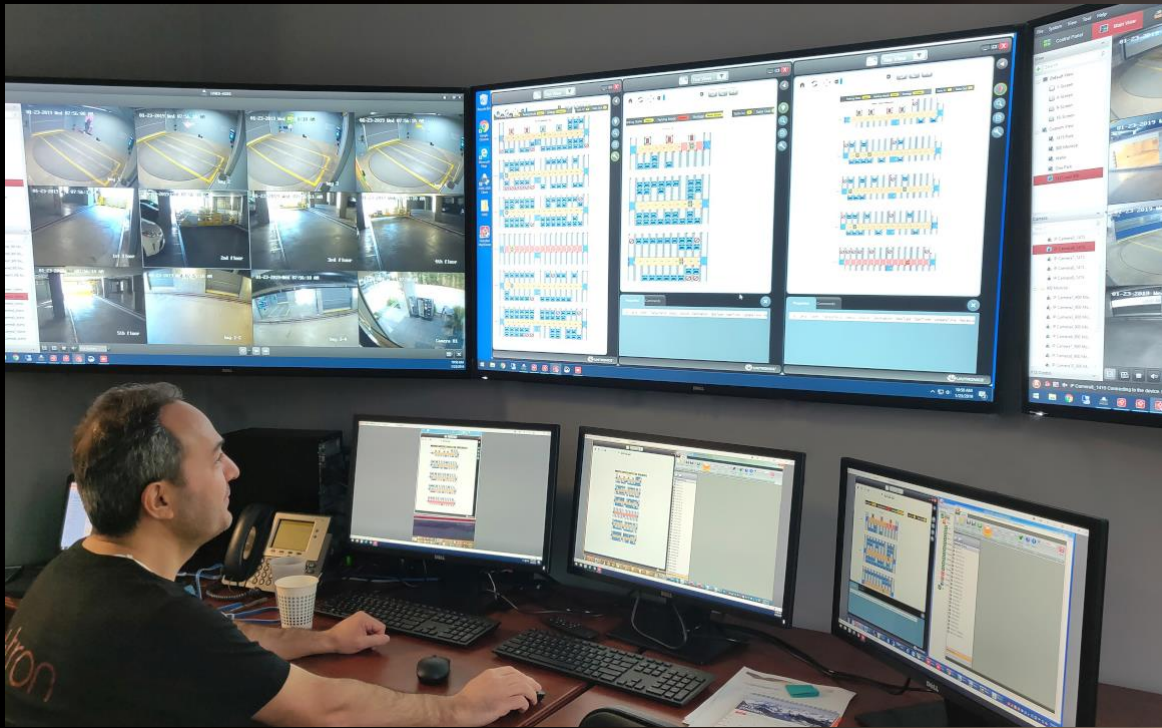
If you wish to order your car, please pay in the payment kiosk or Pay using the Utron app

Release Key 1543



# EASY TO USE, EASY TO MANAGE

- Innovative and simple user interface
- Serviced by professionals
- 24/7 support services offered
- **Growing recurring revenues**



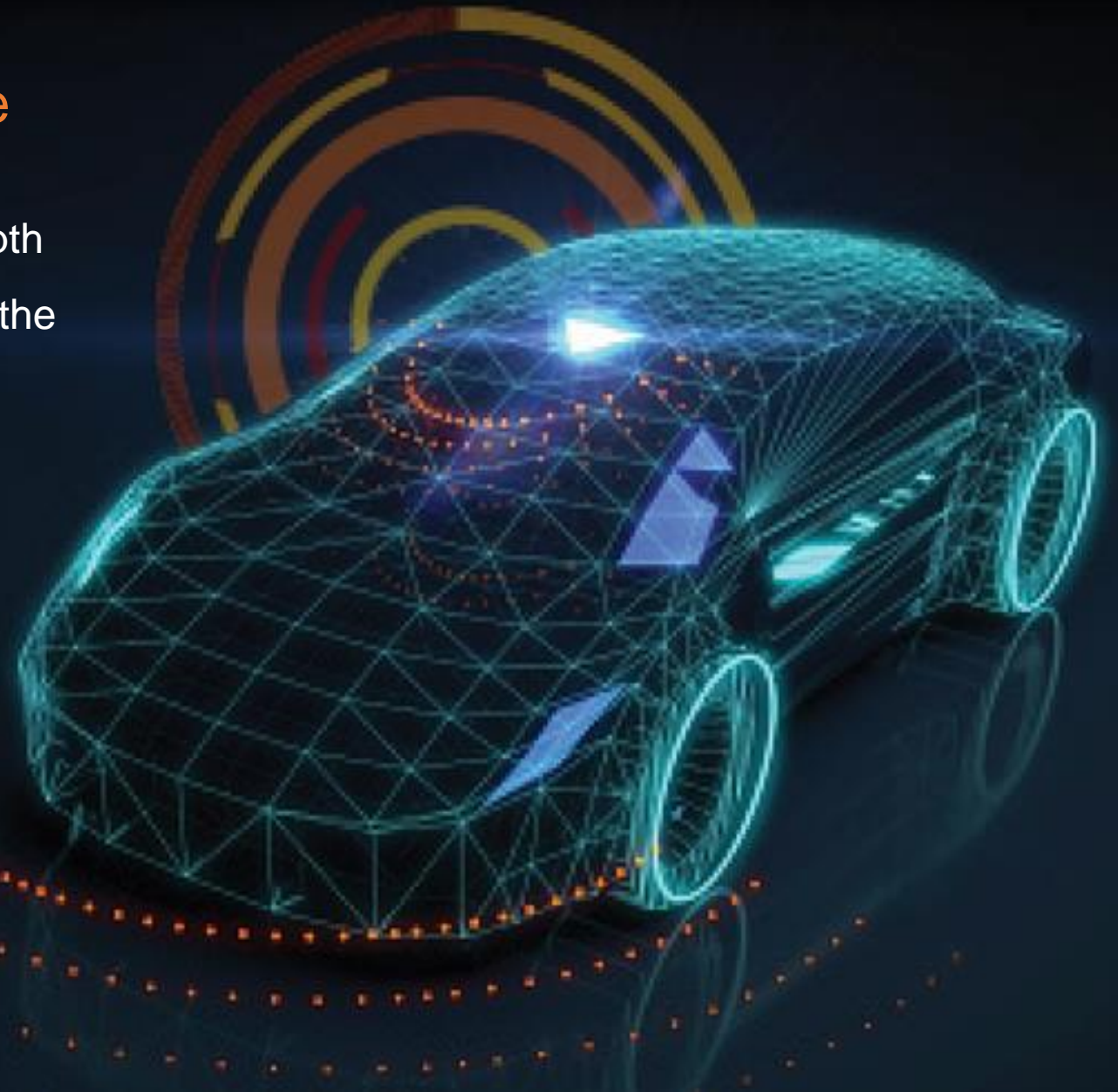


## TECHNOLOGY & ENGINEERING with decades of experience

U-tron offers decades of innovative methods and in-depth knowledge of reliable automation, to fulfill the needs of the automation control industry.

We are ready for the  
**EV & AUTONOMOUS  
REVOLUTION**

When autonomous cars hit the streets, we'll be waiting to park them. U-tron is plug-and-play system, ready for the future, today.



# Rights Issue structure brief\*

- The Company announced issuance of rights exercisable to ordinary shares of the Company, pursuant to its Shelf Offering filed on September 2, 2020 in accordance with the current Shelf Prospectus.
- In the rights offering we are distributing subscription rights to purchase up to an aggregate of 5,144,529 of our ordinary shares at no charge to the holders of our ordinary shares as of the record date. We will distribute one right for every 120 ordinary shares that are held by the holder of record on the record date. Each right entitles the holder to purchase, at the subscription price of 226.98 NIS, 39 of our ordinary shares .
- The total subscription price for the subscription rights offered in the rights offering will be at a maximum of approximately 29.9 million NIS, assuming full participation in the rights offering.
- Our controlling shareholders have informed us that they intend to exercise their subscription rights in full (approximately in the amount of 18.7 million NIS).
- The terms of the rights offering are fully described in the Shelf Offering filed with the distribution website of the Israel Securities Authority (MAGNA) on September 2, 2020 (reference: 2020-01-097776)

**This Rights Issue Structure Brief does not constitute an offer to sell or the solicitation of an offer to buy any securities. The offering described in this brief is made by the Company's Shelf Offering filed on September 2, 2020.**

\* The above brief is an unofficial condensed information of the Company's official Hebrew version of Shelf Offering Report filed by the Company to the Israeli Securities Authority on September 2, 2020 (references: 2020-01-097776).



# Summary – Success Story

- State-of-the-art Autonomous Parking Systems and Automated Logistics Solutions
- Parking market leaders in the USA
- Solid business model – turn-key-projects and long term recurring revenues
- Substantial backlog of orders
- Substantial market potential and sales opportunities
- Led by Fimi Opportunity Funds and Mr. Haim Shani (Founder and CEO)
- Experienced management team



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# Thank you

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