

KEY EVENTS OF THE REPORTING YEAR

Fitch Ratings

- International rating agency Fitch Ratings affirmed the issuer's long-term local currency default ratings (IDRs) at 'BBB'. The outlook on the ratings is stable.

BASPANA

- A new option has been developed on the digital platform otbasybank.kz («Baspana Market» marketplace) for the purpose and implementation of payments under the mechanism for subsidizing rental payments.
- Applications for assignment of payments under the mechanism for subsidizing rental payments through the otbasybank digital platform were accepted online.
- The Bank was allocated 51 billion tenge from the national budget for the implementation of the «Baqtytty otbasy» direction of the «Nurly zher» program.



MOODY'S

- The Bank became one of the founders and a member of the ESG Club in Kazakhstan. A memorandum on the establishment of the National ESG Club was signed by 19 domestic companies.
- A joint housing program of the Bank with the Akimat of Karaganda region for young people was launched.
- A pilot project of the Bank together with the state corporation «Government for citizens» was launched to issue a mortgage agreement for rental housing online using Blockchain technology.
- The procedure for accepting applications for participation in the Nurly zher program in the direction of «Baqtytty otbasy» was developed on the real estate portal otbasybank.kz (previously conducted on the Bank's website).
- Applications for participation in the Nurly zher program in the direction of «Baqtytty otbasy» were accepted on the platform otbasybank.kz.

JANUARY

- Borrowers of the Bank affected by the introduction of a state of emergency in the Republic of Kazakhstan following the January events were given the opportunity to receive deferred repayment of loan payments.

FEBRUARY



- The composition of the Bank's Board of Directors was updated. Kanat Sharlapayev, Chairman of the Management Board of Baiterek NMH JSC, was elected Chairman of the Bank's Board of Directors. Adil Mukhamedzhanov and Sanzhar Zhamalov were also elected to the Board of Directors of Otbas Bank JSC. The composition of the Committees of the Bank's Board of Directors was also approved.
- New conditions have been adopted for the «Umai» mortgage - the threshold for the general family budget was raised to 640,000 tenge (with a monthly family income not exceeding 550,000 tenge, the initial payment will be from 15%, with an income from 550,001 tenge to 640,000 tenge, a loan can be obtained if there is at least 20% of the cost of housing).

MARCH

- Rules for assigning and making payments to Otbas Bank JSC to certain categories of citizens for housing rented in a private housing fund, designed to regulate the possibility of receiving subsidies for rented housing to those on the waiting list of local executive bodies, were approved.
- The terms of the program of concessional lending to young people of the Zhambyl region of the Republic of Kazakhstan for improving housing conditions «Aulieata Zhastary» were approved.
- A joint housing project of the Bank with the Karaganda Regional Akimat for miners and metallurgists was launched.



- Applications for the women's mortgage program «Umai» were accepted at the expense of the second tranche from the Asian Development Bank in the amount of 14 billion tenge.

APRIL

- International rating agency Moody's Investors Service confirmed the Bank's long-term and short-term risk ratings at Baa2/P-2. The long-term and short-term ratings on local currency deposits are also maintained at Baa2 / P-2.
- Chairman of the Management Board of the Bank Lyazzat Ibragimova took part in the press conference of the Central Communications Service on «Solving housing issues of certain categories of citizens».
- A meeting of the Public Council (hereinafter referred to as the PC) was held. The Bank's management presented the draft law on housing policy reform to the PC members.
- The Bank is allowed to delay the confirmation of the intended use of the loan in the event of the borrower's death.
- Ibragimova Lyazzat Yerkenovna was appointed for a new term as Chairman of the Management Board of the Bank from April 18, 2022 with a term of office until the end of the term of office of the Management Board of Otbas Bank JSC as a whole.

MAY

- Launch of a joint housing project of the Bank with the Akimat of Almaty «Almaty Zhastary».
- Acceptance of applications for rent subsidies were started. The Bank approved the first applications for subsidizing rental housing.
- The concept of a new product for lending to equity holders under agreements on equity participation in housing construction using an insurance instrument was approved.
- The product line of Otbas Bank JSC for Senimdi legal entities was approved.

JUNE

- A service for withdrawing real estate collateral online in the Otbas bank mobile application was introduced.
- A new equity lending product has been developed - property developer liability insurance, according to which the construction company will pay the insurance premium at its own expense, without creating an additional burden for the Bank's customers (the absence of commissioning of the object within the established period will be considered an insured event).
- The decision of the Bank's Management Board was made to terminate servicing of property owners' associations and simple partnerships in Otbas Bank JSC.
- Changes were made to the rules for assigning and making payments to certain categories of citizens for housing rented in a private housing fund in terms of confirming income and expanding the list of participants in the program.
- The Bank was allocated 3.3 billion tenge from the national budget to make payments under the mechanism for subsidizing rental payments.

KEY EVENTS OF THE REPORTING YEAR

- A joint housing program of the Bank with the Akimat of Zhambyl region for young people «Aulieata Zhastary» was launched.
- Launch a new joint program of the Bank with the construction company «Kanfar Building» in Shymkent, which allows you to purchase housing with a reduced initial payment of 30% at 7% per annum (ESP from 7.4%). The new loan program was presented at the real estate exhibition, which was attended by 12 construction companies in Shymkent.

- An agreement was signed between the Bank and the Mayor's Office of Uralsk on concessional lending to residents of Uralsk who are waiting in line for housing in the category «orphaned children left without parental care».

ZHAS SHANYRAK

- Within 3 months, an information campaign was held on the Rules for payment of compensation for deposits.
- A restriction was introduced on the possibility of Bank lending for the purchase of housing under construction without a guarantee from a single operator/object insurance/permission of local executive bodies secured by existing real estate. This restriction was introduced in order to comply with the Law of the Republic of Kazakhstan «On equity participation in housing construction in the Republic of Kazakhstan».

- An agreement was signed between the Bank and the Akimat of Almaty region on launching a new housing program for young people «Alatau Zhastary».
- An online service for assigning a deposit free of charge to a close relative was implemented in the Otbas bank mobile application.
- Members of the Asian Development Bank delegation visited Almaty and visited the participants of the women's mortgage program «Umai».

- The terms of lending in the direction «Implementation of social credit housing» within the framework of the Concept for the development of housing and communal infrastructure until 2026 were approved.
- The terms of lending under the regional program of lending to citizens in the framework of the social policy of local executive bodies were approved.

- The Bank jointly with the Akimat of Shymkent launched the «Qamqor» program for solving housing issues of Shymkent specialists without age restriction.
- A cooperation agreement was signed between the Bank and Petropavlovsk Electrotechnical Plant LLP within the framework of the «Armanga Zhol program to address housing issues of the plant's employees.
- The Bank and the akimat of Semey launched a joint housing program for young people «Abay Zhastary».
- A trilateral memorandum of understanding and cooperation was signed between the Bank, Akimat of Karaganda region and Eurasian Group (ERG) within the framework of the housing program for employees of Shubarkol Komir JSC.
- A memorandum of cooperation was signed between the Bank and the Akimat of Aktobe region for the implementation of the housing program for young people «Aktobe Zhastary».

JULY

- The Bank's branch in Semey was officially renamed Abay regional branch.
- Automatic cancellation of loan applications was introduced.
- The cost of arranging online loan issuance was reduced from 0.5% of the loan amount to 0.25 % of the loan amount.
- The Bank accepted the possibility of lending to depositors of the Bank under the «Svoy Dom» program for the purchase of housing in objects under construction using insurance mechanisms (for objects that do not have a single operator guarantee);
- The Bank's Regional program for lending to citizens of the Republic of Kazakhstan within the framework of the social policy of local executive bodies was approved. This program regulates the conditions and procedures for working with local executive bodies to provide preferential loans to certain categories of citizens in each region.
- The conditions for introducing the possibility of issuing an interim housing loan to existing borrowers of the Bank for home repairs secured by property rights were approved.

AUGUST

- A memorandum was signed between the Bank and the Akimat of Kostanay region on launching a new program for young people «Zhas shanyrak».
- Applications for participation in the Askeri Baspana program were accepted.



SEPTEMBER

- The possibility of replacing a co-borrower was approved.
- The procedure for payment of compensation for deposits in housing construction savings of individuals in Otbas Bank JSC was approved.
- New Rules for the sale of housing through the system of housing construction savings in Otbas Bank JSC were approved as part of the Concept for the Development of Housing and Communal Infrastructure until 2026.
- Conditions for applying differentiated interest rates for intermediate housing projects were approved.
- The concept of development of housing and communal infrastructure until 2026 was approved. The state program of housing and communal development «Nurly zher» for 2020-2025 in Otbas Bank JSC has lost its validity.

OCTOBER

- A memorandum of cooperation was signed between the Bank and Kazphosphat LLP to launch a special lending program for employees of Kazphosphat LLP within the Corporate product.



- An agreement was signed between the Bank and the Atyrau region Akimat to launch the Atyrau Zhastary youth program.
- Acceptance of applications for payment of compensation for deposits under the Program of protection of tenge deposits of the National Bank of the Republic of Kazakhstan and the Government of the Republic of Kazakhstan started.
- Limits were approved for the category of participants in the Baqytty otbas direction - «Single-parent families». Starting from October 2022, it is possible to book housing on the portal for the category «Single-parent families».

NOVEMBER

GREEN MORTGAGE

- The terms of lending under the «Green Mortgage» program were approved.
- A memorandum of cooperation was signed between the Bank and the akimat of the Burlinsky district of West Kazakhstan region in the framework of implementing a housing program for residents of the area.
- The Bank received budget funds (the first tranche) in the amount of 5.1 billion tenge for crediting waiting lists at 5% per annum.

DECEMBER

- A memorandum of cooperation was signed between the Bank and the Mayor's Office of Taldykorgan for the implementation of the housing program for young people «Zhetisu Zhastary».
- The Bank launched the first green mortgage program in Kazakhstan, focused on protecting the health of citizens and the environment.
- The Law of the Republic of Kazakhstan «On Amendments and additions to certain legislative acts of the Republic of Kazakhstan on the implementation of certain instructions of the Head of State» was adopted, which introduced amendments and additions to some legislative acts in terms of protecting accounts intended for crediting payments and subsidies for payment for rented housing in private housing stock.
- Budget funds were received (the second tranche) in the amount of 5.1 billion tenge for crediting waiting lists at 5% per annum.
- Budget funds were received (the third tranche) in the amount of 5.1 billion tenge for crediting waiting lists at 5% per annum.