

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	Measures SSRS (Programmes / activities) Target recipient groups	Goals / content	Sources and assets (motivation / aid)	Assumptions/ Risks/Subjects	Measurable result indicators for the period 2017–2020
1.	Co-financing of ensuring of public rental apartmentsⁱ				
1.1	<p>Measure: Realisation of approved projects by the programme of co-financing of public rental apartments and housing units for the period 2016-2020 (co-investing and loans).</p> <p>Target recipient groups: certain public entities of private and public law.</p> <p>The end recipients of the benefits are tenants - material persons.</p>	<p>The number of newly acquired public rental apartments depends on suitable (prescribed) prices at individual locations and approved applications for co-investorship, as well as from procedures (public orders) for carrying out construction, which the applicants will carry out.</p> <p>SSRS enables the carrying out of common projects with co-financing to ensure new public rental apartments.</p> <p>SSRS enables taking favourable long-term loans for the acquisition of public rental apartments and housing units. Explained under item 4.1.</p>	<p>To carry out the programme, SSRS plans 30 million Euros from own sources, of which 10 million Euros for loans, 20 million Euros for co-investing. As a source of the assets for co-investing, the surpluses of income over expenses from the past operations of SSRS are used. Source of loan assets are the earmarked assets of SSRS (rearrangement from the past programme).</p> <p>Use of assets is, due to the duration of project, planned as successive in the years 2016 to 2020, or until the end of the full realisation of the project. In the case of a larger number of projects, additional assets SSRS up to 5 million Euros can be ensured.</p>	<p>Present risk of the ability of applicants to succeed in finishing the approved projects; business risk seen in annual risk register of SSRS; risk of limitation of project variety due to limiting legislation, which does not adapt to changing requirements in the field of housing (e.g. definition and standards for JNS, housing units...).</p> <p>Worse social situation of applicants - beneficiaries represents financial risks due to unpayment of rent and expenses by material persons, and consequentially does not ensure sufficient assets to carry out projects by the applicants for support by the SSRS programme.</p>	<p>Planned assets according to the programme of SSRS and activation of assets with the beneficiary by the programme, up to 500 new public apartments may be ensured with belonging 500 parking lots, throughout all of Slovenia, of which up to 250 new rental apartments will be owned by SSRS, as well as 250 parking lots.</p> <p>Ensure increased acquisition of housing units - planned 100 in four years in the entirety of Slovenia. The number of housing units is included into the quota of 500 apartments. If required, taking demand into consideration, SSRS will also prepare an additional programme for ensuring of housing units in regards to existing</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

			Organisational and human resources at SSRS are ensured.		legal barriers and available assets. By ensuring new public rental apartments, 10% need for rental apartments as shown by ReNSP15-25 would be realised.
2.	Management of public rental apartments, owned by SSRS - availability for rental				
2.1	<p>Measure: establish a public office for rental management.</p> <p>Target recipient groups: the final recipients of benefits are landlords - private legal entities and material persons, as well as tenants - material persons.</p>	<p>Establishment of a public office for rental management (hereinafter JSNU) compliant with ReNSP15-25, and the housing legislation which will change in the future. The purpose is an increased rental apartment fund at a more favourable rent than the market one and consequential easier access to rental apartment, especially for youth and young families.</p> <p>JSNU will operate according to the principle of agent, manager and maintenance body of the rental apartments, compliant with conditions of legal relationship with</p>	<p>SSRS will use its own reorganisation and financial assets to set up the pilot project for public rental apartments, and then a public office for rental agency / management, becoming a supplier of public rental apartments.</p> <p>After the establishment of JSNU, SSRS will, from its own assets, ensure 1 million Euros for the costs of operation and potential loss.</p> <p>Human resources for the public rental office are not yet ensured.</p>	<p>Required timely and suitable change of housing and other relevant legislation (definition of JNS, JSNU, and removed criterion of candidature for rental in regards to municipality of permanent residence, adoption of methodology to calculate rental for public rental apartments, and introduction of housing allowance with adopted methodology of calculation.</p> <p>Human resource reinforcement required (at least 10 new work</p>	<p>A reorganisation of SSRS will be carried out in the years 2016 - 2017.</p> <p>In 2016, JSNU will be established at SSRS to manage with JNS.</p> <p>The ministries will evaluate losses of SSRS due to establishment and operation of JSNU in the years 2016 and 2017.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

		the landlords, and will put their apartments up for public rental.		plan of the Government of RS. The ministry competent for housing and the ministry competent for finance (also based on the pilot project) verify additional possibilities of introduction of tax relief for owners who rent apartments through JSNU.	
2.2	<p>Measure: Establishing of a record of rental apartments.</p> <p>Target recipient groups: the final recipients of benefits are landlords - private legal entities and material persons, as well as tenants - material persons.</p>	<p>To ensure optimal occupation of public rental apartments, managed by SSRS, a public record of SSRS will be established in cooperation with GURS, competent departments, and local communities.</p> <p>A record of public rental apartments (hereinafter Record of JNS) will be at the national level and accessible via SSRS.</p>	<p>SSRS establishes the Record of JNS from its own resources and finances its operation and maintenance.</p> <p>To establish the Record of JNS, SSRS will ensure 200,000 Euros from its own assets for initial activities, while assets for further upgrade and development are not ensured.</p> <p>Personnel sources for the management and monitoring of the Record of JNS are not ensured.</p>	<p>Legally define and place the new public record and ensure cooperation of all relevant subjects (GURS, competent departments, local communities), as well as sources of financing for other subjects, participating in the Record of JNS (especially GURS).</p>	<p>In 2017 and 2018, the new Record of JNS will be established and assets for its operation ensured from the assets of SSRS and the budget of RS.</p>
2.3	<p>Management of the fund of public (previously called non-profit and secure) rental apartments of SSRS along with housing units.</p>	<p>Increase of the fund of SSRS with newly acquired apartments by programmes of co-financing of the construction of public</p>	<p>Assets of 3 million per year are required for realisation. The assets are provided from the charged rent by the SSRS.</p>	<p>Risk in the management of processes of apartment managing and non-payment of rent as well</p>	<p>On May 27th 2016, SSRS has 2903 non-profit rental apartments and two housing units at its disposal, as well as 53</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	<p>Measure: checking of the fund of apartments also within the perspective of concentration of ownership by individual multi-apartment buildings.</p> <p>Target recipient groups: the recipients of the end benefit are tenants - material persons.</p> <p>Measure: transfer of rent calculation from custodians to SSRS.</p>	<p>rental apartments and sale of unsuitable - inappropriate for rental and permanently non-renewable apartments.</p>	<p>The reserve fund is managed in compliance with provisions of Article 41 of the SZ-1 at SSRS, for the cases when the establishment of a reserve fund is obligatory.</p> <p>Ensure human resources (5 persons) for suggested measure. Financial assets are ensured from reduced management costs.</p>	<p>common operational expenses due to weak social position of the tenants.</p> <p>Maintenance and investment renovation of older apartments due to limited financial assets cannot be comprehensive. Renovation takes place in regards to the urgency of work. Sale of apartments the investments into which would exceed the threshold of sensibility.</p> <p>Reduction of risk from the insolvency of managers.</p>	<p>secure apartments (in Posočje), and 304 apartments in free use, making it a total of 3260. An increase in own JNS of the SSRS by 250 apartments for rental.</p> <p>If human resources are not enabled, the measure is not carried out.</p>
2.4	<p>Management of the fund of public (previously defined as market) rental apartments of the SSRS.</p> <p>Target recipient groups: the recipients of the end benefit are tenants - material persons.</p>	<p>Management and maintenance.</p>	<p>From assets of paid rents, a return of investment is ensured, as well as management and maintenance assets.</p> <p>The assets required for realisation are 500 thousand Euros annually. Assets are ensured from the rents charged by the</p>	<p>The rent is higher than the state defined (non-profit) rent in this case and adjusted to individual locations and possibilities of apartment rental.</p> <p>When concluding rental contracts, provisions of the legislation on the</p>	<p>Maintenance and improvement of the fund of JNS SSRS compliant with the principle of replacement after sale.</p> <p>On May 31st 2016, SSRS has 469 market rental apartments at its disposal.</p> <p>On May 31st 2016, 433</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

			<p>SSRS.</p> <p>The reserve fund is managed in compliance with provisions of Article 41 of the SZ-1 at SSRS, for the cases when the establishment of a reserve fund is obligatory.</p>	<p>availability of material possessions of the state are complied with (ZSPDSLS and subject Regulations).</p> <p>For newer apartments, a removal of hidden material defects is taking place, whereby high risk is represented by non-responsiveness and insolvency of construction contractors, subcontractors and apartment sellers.</p>	<p>apartments were rented in this way across various locations throughout Slovenia.</p>
2.5	<p>Ensuring new public rental apartments.</p> <p>Measure: requalification of the project Brdo 2 in Ljubljana and the carrying out of spatial planning and architectural procedures for the preparation and carrying out of the project of ensuring new public rental apartments.</p> <p>Measure: potential new projects to ensure public rental apartments.</p>	<p>Increase of public rental apartments..</p>	<p>Assets are ensured from the earmarked property of SSRS. Required resources amount up to 40 million Euros.</p> <p>Land is secured for the project Brdo 2 in Ljubljana.</p> <p>For potential new projects of ensuring rental apartments, financial assets are secured.</p> <p>Use of assets in the scope of investment expenses will be successive.</p>	<p>The key project is in the phase of development, which represents a risk in regards to deadlines for completion and ensuring new public rental apartments.</p>	<p>In 2017 to 2020, the SSRS will attempt to ensure up to 500 new public rental apartments.</p>
2.6	<p>Transfer of apartments owned by the Republic of Slovenia (and managed by MORS, MNZ, and the</p>	<p>By the end of August 2019: -continue and finish activities for successive transfer of land register</p>	<p>The assets of charged rent ensure regular maintenance and renovation of unoccupied</p>	<p>Apartments are mostly occupied with tenants (right bearers, non-profit tenants, other tenants).</p>	<p>109 apartments remain to be transferred to the ownership of SSRS, 48 for municipalities.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	<p>Housing Commission of the Government of RS), and according to the decision of the Government RS from May 7th, 2009, transferred into free use of SSRS until the end of August 2019, which will be transferred successively to the ownership of SSRS and municipalities.</p> <p>Target recipient groups: the recipients of the end benefit are tenants - material persons.</p>	<p>arranged and rent suitable apartments to the ownership of SSRS</p> <ul style="list-style-type: none"> - continue activities on the side of managers to meet the conditions for the entry into land register of the appropriate or renewable apartments, and - continue with activities for immediate transfer of unsuitable apartments from the use of SSRS to other subjects (e.g. municipalities, public funds of local communities). 	<p>apartments with the purpose of ensuring appropriate housing standards - standards of suitable apartment according to SZ-1.</p> <p>Assets in the amount of 700,000 Euros per year are required for realisation. In the case of a reduction of units in free use due to transfer into ownership of the SSRS and municipalities of removal from transfer, this amount is suitably reduced or transferred to management with own fund of apartments 2.3.</p> <p>Asset source is ensured from received rent.</p>	<p>When emptied, these apartments, according to provisions of the housing legislation, are put up for public rental as soon as possible (until now non-profit rental). To ensure suitability of apartments, investments are required, whereby renovation from assets of received rent is limited.</p> <p>Realisation of transfer depends on other institutions as well (custodians and ministry competent for housing matters). Free use was assigned for 5 years. The period ends on August 2019.</p>	<p>* Apartment transfer into free use and ownership of Municipalities for the remaining 48 apartments is coordinated by the ministry, competent for housing matters.</p>
3.	Ensuring apartments for target groups - sales of apartmentsⁱⁱ and rental thereof				
3.1	<p>Sale of SSRS apartments bought from investors / sellers and exempt from rental (projects: Podbreznik, Novo Mesto, and Ob Borovniščici, Borovnica) - sales according to the system seen - purchased.</p>	<p>Sales are based on the public tender for sale and crediting of apartment purchase in Borovnica and Novo Mesto from 20th Nov., 2015 or compliant with the valid legislation if the tender is closed.</p>	<p>Successive sale of SSRS apartments ensures an additional source of income for the carrying out of new projects.</p> <p>The loan is approved for the selected apartment</p>	<p>Requalification of apartments intended for sale on the free market to rental apartments means that SSRS enables the solving of numerous housing issues.</p>	<p>State on May 31st, 2016, shows 25 apartments are available for sale.</p> <p>There are 54 sold apartments (May 2016) of a total of 79, i.e. 68%. Realised income is</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	<p>Target recipient groups: material persons by priority groups compliant with the public tender for the sale.</p>	<p>76 apartments were put up for sale (53 in Borovnica and 26 in Novo Mesto).</p>	<p>buyers in the requested amount, but no more than 80 percent of the contractual price of the apartment. The repayment period can be up to 30 years at most. The loan is returned in monthly instalments with a direct charge of the wage or pension. The selected buyer may, when taking the loan, decide for a fixed or changing interest rate. SSRS plans 6,453,102 Euros of own assets for the loans.</p> <p>Assets are provided from earmarked property of SSRS in past periods.</p> <p>New financial assets are not required. Sales of apartments ensure new sources of funding from earmarked property of SSRS for the realisation of measures, planned by the business policy.</p>	<p>There is a risk of return to the group of unsold apartments due to unpaid loans.</p>	<p>5.5 million Euros.</p> <p>Sale of all apartments in 2017</p>
3.2	<p>Sale of SSRS apartments, bought from investors / sellers, in the form of sale from rental, intended for existing tenants at all locations throughout Slovenia (purchase of used apartments - seen bought).</p>	<p>Sale will take place based on a public call for rental on Feb. 6th 2013, which will be changed to allow sales to existing - every time tenants at particular locations, with changes and updates, or will be replaced</p>	<p>Successive sale of SSRS apartments ensures an additional source of income for the carrying out of new projects.</p> <p>Purchase of individual apartments is enabled</p>	<p>Market rental at a favourable rent level successfully solves housing issues of families and others, who cannot apply for a non-profit apartment or cannot or do not wish to</p>	<p>Sales of apartments (conclusion of sales contracts) by call takes places successively and concludes in 2020.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	<p>Target recipient groups: the recipients of the end benefit are existing tenants - material persons.</p>	<p>by a new public call.</p>	<p>along with loan approval under the conditions of the public call / tender and the valid legislation. SSRS may, for loans, ensure its own assets from successive sale. A part of the assets is intended for ensuring new rental apartments.</p> <p>Assets are provided from earmarked property of SSRS in past periods.</p> <p>Sales of apartments ensure new sources of funding from earmarked property of SSRS for the realisation of measures, planned by the business policy.</p>	<p>immediately purchase an apartment, but form this wish later.</p> <p>Risk, that the legislation will not enable rental with later purchase and shared ownership.</p>	
3.3	<p>Realisation of SSRS projects - completion and sale or sale of new apartments from rentalⁱⁱⁱ.</p> <p>Target recipient groups: material persons by priority groups compliant with public tender for sale or sale from rental.</p>	<p>269 new apartments are in the implementation phase.</p> <p>Own investments of SSRS see 269 apartments in the course of construction and completion (functional units F5.2, F3, F6.1, F6.2 and F2) – project Brdo 1 – Zeleni gaj at Brdo in Ljubljana.</p>	<p>Successive sale of SSRS apartments ensures an additional source of income for the carrying out of new projects.</p> <p>Assets for completion of projects up to 20 million Euros are ensured from the sources of SSRS.</p>	<p>Projects to ensure new apartments are in realisation. Risk exists due to poorer sale, which is dependent on economic conditions and movements of the real estate market.</p> <p>An additional risk factor is the possibility of insolvency of contractors / subcontractors in</p>	<p>Sales are planned successively in the period 2017 to 2020.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

				<p>construction.</p> <p>Risk, that the legislation will not enable rental with later purchase and shared ownership.</p>	
3.4	<p>Development of new projects on land owned by SSRS.</p> <p>Target recipient groups: material persons by priority groups compliant with public tender for sale or sale from rental.</p>	<p>Projects where land is ensured - owned by SSRS, enable the construction of over 850 apartments in various locations across Slovenia:</p> <p>Ljubljana, Ankaran, Lukovica, Dragomelj, Ivančna Gorica, Kozina – Hrpelje, Kranj and Jesenice.</p> <p>In the case of identified needs for development of projects in the areas where does not SSRS have land at its disposal, acquisition of suitable land is carried out.</p>	<p>Carrying out of projects on subject and future locations depends on realisation of current project implementation and the model of funding in the ensuring of rental apartments from own sources SSRS, debt, or EU sources and conditions at each location.</p> <p>For this purpose, SSRS planned 10 million Euros in the particular period.</p>	<p>Projects on land, currently owned by SSRS, are mostly dormant. Projects Ivančna Gorica and Lukovica are already subject to approved Spatial Planning Acts, Kranj - Huje and Dragomelj - Škotin are in preparations or acceptance of OPN as subject for the preparation of OPPN.</p>	<p>Establishment of contractual and capital partnerships will be enabled at the level of individual projects, mainly in the cases where SSRS has land at its disposal and possible other rights, and does not necessarily enter partnerships with financial assets. A long-term goal is the activation of land by the end of 2020. Should construction not be sensible, individual land is also sold or managed differently. SSRS, if required, also acquires land in other areas - on other locations.</p>
3.5	<p>Apartment purchase by SSRS for rent and possibility of purchase from rent.</p>	<p>SSRS, by purchase from real estate market based on the apartment purchase public call from March 10th, 2014, or changed or replacement public call, by acquiring apartments / projects from the</p>	<p>SSRS will plan own assets for the realisation of purchase and use other permissible financial tools.</p>	<p>Purchase from insolvent sellers and construction contractors, as well as purchases from bankruptcy, are special risk factors.</p> <p>A change of the housing</p>	<p>SSRS acquires / activates up to 200 new unoccupied apartments.</p> <p>The number depends on each individual set of conditions of a public call, suitable prices in</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	Target recipient groups: material persons by priority groups compliant with public tender for sale or sale from rental.	Bank Receivables Management Company (DUTB), or with participation in public auctions, acquires / activates additional apartments for public rental and the carrying out of instruments and measures of ReNSP15-25.	Assets from SSRS sources can be ensured up to 20 million Euros.	legislation is needed, as well as legislation on the management of material property of public subject. In the case of further sale of new apartments according to ZVKSES SSRS assumes responsibility for obvious and hidden material defects; in the case of sale from rent, SSRS (system seen bought) assumes obligatory responsibility for solidity of construction and other responsibilities for material defects according to its own judgement.	individual locations, completion of apartments, and the valid legislation.
4.	Offer of financial encouragement to legal entities and material persons				
4.1	Co-financing construction of public rental apartments with loans by programme of co-financing 2016–2020. Target recipient groups: some legal entities of private and public law. Target recipient groups: the recipients of the end benefit are non-profit tenants - material persons.	SSRS enables favourable long-term loans.	Assets by programme 2016-2020 are ensured from own sources of SSRS, as explained under item 1.1 (the programme plans 10 million Euros for the loans).	Risks exist on the side of ability of applicants, to manage to complete the projects, as well as business risks, as seen in each individual risk register of SSRS.	As explained under item 1.1.

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

4.2	<p>Crediting of buyers for each tender for the sale of apartments or also purchase from rental for youth and young families.</p> <p>Target recipient groups: material persons by priority groups compliant with public tender for sale or sale from rental.</p>	<p>Enable apartment purchase (also with belonging parking lots) with favourable long-term housing loans and in a part of public rental apartments introduce the possibility of purchase from rental.</p>	<p>Apartments are finished and represent the stock of SSRS. Assets for loans are ensured from each available set of won sources of SSRS and potentially from SSRS debt.</p>	<p>The suggested way would enable easier access for purchase of completed apartments to target groups of population with the possibility of mortgage insurance on the purchased real estate. Realisation of loans depends on the decisions of potential buyers and the changes of legislation.</p>	<p>As defined under items 3.1, 3.2 and 3.3 above.</p>
4.3	<p>Long-term loans to tenants in denationalised apartments according to the legislation in force.</p> <p>Target recipient groups: material persons according to legislation in force.</p>	<p>SSRS carries out legal authorisations for the enabling of favourable long-term loans.</p>	<p>Loan assets are ensured from SSRS sources.</p> <p>Necessary assets for implementation in 2017–2020 up to 400,000 Euro.</p>	<p>Realisation depends on the decisions of the ministry competent for housing matters and the decisions of eligible persons.</p>	<p>By the end of 2015 15.7 million Euro worth of loans were taken.</p>
4.4	<p>Long-term housing loans for the renovation of Posočje region after earthquake.</p> <p>Target recipient groups: material persons according to legislation in force.</p>	<p>SSRS carries out legal authorisations in the scope of comprehensive renovation of residential buildings, damaged in the earthquake, enabling favourable long-term housing loans.</p>	<p>Loan assets are ensured from SSRS sources up to 2.7 million Euros.</p> <p>SSRS ensures a further 1.1 million Euros of assets.</p>	<p>Realisation depends on the decisions of the State Technical Office and the decisions of eligible persons.</p>	<p>By the end of 2015 1.6 million Euro worth of loans were taken.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

4.5	<p>Programme of co-financing projects of acquisition of sheltered housing for the elderly and senior citizens' homes.</p> <p>Target recipient groups: certain legal entities of private and public law.</p>	<p>Since 2006, SSRS enables favourable long-term loans for investors constructing senior citizens' homes and sheltered housing. The programme is renovated in compliance with ReNSP15-25 directions and housing legislation.</p>	<p>Assets for loans are currently ensured from SSRS sources. According to current programme, 4.4 million Euros worth of loans is still available.</p> <p>For comprehensive financial encouragement, sources for a further 15 million Euros of loans can be provided.</p>	<p>Quantity and realisation of projects depends mainly on issued concessions for the activity and conditions of each programme.</p>	<p>By the end of 2015, 12 applications were approved for a total of 2 projects of sheltered housing and 10 projects of senior citizens' homes.</p>
5.	Carrying out of legally defined obligations of SSRS				
5.1	<p>Carrying out of National Housing Savings Scheme and grants.</p> <p>Target recipient groups: material persons.</p>	<p>SSRS ensures uninhibited carrying out of the scheme and payment of premiums by concluded savings contracts from still running tenders, as well as payments of grants.</p>	<p>Assets for premiums are ensured by the budget of RS. Assets for NSVS, wages and other expenses are ensured by SSRS from its own sources.</p>	<p>ZnSVS has been limited with ZUJF. SSRS annually reports to the Government of RS. Bank of Slovenia annually notifies the Government of required ZNSVS changes.</p>	<p>In 2017-2020, planned obligations amount to 10,000 euro.</p>
5.2	<p>Long-term housing loans and financial as well as professional support of SSRS for each pilot project according to ReNSP15-25 in the fields of various schemes for the young and the elderly, and schemes of ensuring earmarked housing units (residential units, housing for forcefully evicted).</p>	<p>SSRS will use activities, public tenders and public calls, as well as professional participation within various pilot projects, to enable favourable housing loans and financial as well as professional participation of SSRS in the carrying out of these projects.</p>	<p>Assets in the amount of 5 million Euros are ensured by SSRS from its own sources of funding, through debt; cooperation with ministries, Eko Fund, Public Fund, and other subjects, provides the possibility of securing additional assets.</p>	<p>By enabling various forms of cooperation with SSRS, a verification of content and institutes, as well as measures within pilot projects, planned or possible, and required according to ReNSP15-25, can be ensured (Attachment 1 and others).</p> <p>There is a risk that pilot projects show, that</p>	<p>SSRS as carrier with other subjects carries out pilot projects in 2017 and 2018, and participates in the changes of housing and related legislation.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	Target recipient groups: certain legal entities of private and public law, as well as material persons.			activities planned by ReNSP15-25 are not fully possible or require changes and adaptations through legislation.	
6.	Carrying out of developmental role of SSRS in the housing field				
6.1	Sustainable construction and renovation in ensuring public rental apartments and management of apartments / building owned by SSRS. Target recipient groups: material persons and legal entities of private and public law.	Rational and technologically manageable construction with materials that are ecologically acceptable, durable, tough, and enable efficient and cheap maintenance or ecologically and sustainably justify the investment and maintenance costs.	Own assets of SSRS for developmental programmes up to 500,000 EUR and integration into proprietary projects of SSRS.	Prescribe obligatory LCC/LCCA - Life Cycle Cost Assessment Analysis of multiple apartment buildings, primarily for public rental apartments.	Use of sustainable construction guidelines in the development of own investments and carrying out of comprehensive renovations of buildings, owned by SSRS.
6.2	Ensuring renovation of the apartment fund. Target recipient groups: material persons and legal entities of private and public law.	Common models and instruments for various forms / projects of renovation (energy, functional), and shaping of "common point" for acquisition of information regarding renovation for individuals, as well as renovation of multiple apartment buildings and neighbourhoods.	Common project with Eco Fund, Public Fund, other subjects - partner projects (e.g. SID bank, faculties, associations). SSRS acts as partner and carrier for activities in the area of dividing or assigning European assets.	Participation in actual projects and public tenders, or calls and instruments, compliant with legislation and business as well as financial plans of the participating subjects.	Projects carried out with public and private partners.
6.3	Technical Conditions in Housing Construction - TPSG.	Development of the brand TPSG:	Own sources of SSRS for development and implementation of TPSG.	SSRS registered the TPSG brand for 10 years.	Use of TPSG on actual SSRS and other subjects' projects.

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

	Target recipient groups: material persons and legal entities of private and public law.	<ul style="list-style-type: none"> - complete implementation and pilot use in neighbourhoods Brdo 1 and Brdo 2 - regular updates to manuals of TPSG (changes of legislation and current technologies) - develop reduction of costs and improvement of functionality in operating and maintenance of housing. 		<p>Registration was carried out in 2009. Brand registration extension.</p> <p>Consistent use of TPSG must be ensured in SSRS products, as well as the establishment of a quality control system in housing construction.</p>	
6.4	Development of project tasks, projects, and technical conditions for planning and use phases, as well as maintenance of multiple apartment buildings.	Development and implementation of the BIM standard in housing products.	Own sources of SSRS for development and implementation, up to a million Euros.	Participation in actual projects.	Projects, carried out with public and private partners.
7.	Development and reinforcement of the role of SSRS in the field of housing management				
7.1	Development and recapitalisation of Stanovanjsko Podjetje d.o.o.	Development, financial and human resource reinforcement, extension of role and activities, and recapitalisation of Stanovanjsko Podjetje d.o.o., company owned by SSRS.	Own sources of SSRS up to 4 million Euros.	All investments of a public fund may not exceed 10% of the value of earmarked assets of the public fund.	<p>Stanovanjsko Podjetje d.o.o. increases its role among comparable subjects within its activity in the market and develops additional products, as well as entering various developmental and pilot projects, encouraged or carried out by SSRS.</p> <p>SSRS recapitalises the company.</p>

Attachment 2: Matrix of Goals of Fund Operation in the Period 2017–2020

7.2	Public fund investments	Investments in the field of ensuring various forms of housing supply, management, maintenance and operation of buildings in the private sector (e.g. acquisition of company for building / apartment management).	Own sources of SSRS up to 10 million Euros.	All investments of a public fund may not exceed 10% of the value of earmarked assets of the public fund.	Projects, carried out with public and private partners.
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ⁱ The Resolution on National Housing Programme For the Period 2015–2025 (Ur. L. RS, no. 92/2015, hereinafter ReNSP15-25) provides a unified naming of "public rental apartments" which constitutes municipal rental apartments, owned by municipalities or municipal housing funds, as well as housing organisations, and the rental apartments owned by SSRS, which are rented for non-profit rent to those eligible for non-profit housing, earmarked rental apartments and market rental apartments. This definition is also considered in this table. ReNSP15-25 further states that SSRS will pursue funding of supply of public rental apartments in the areas, where the need for such apartment is the biggest - the so called priority developmental areas of housing supply (PROSO). To carry out this task, at least 60% of assets will be dedicated to it by 2020, intended to encourage new construction.

ⁱⁱ Housing Fund of RS (called SSRS in the table) will, in its business with its own property, compliant with provisions of chapter 4.5.1 of ReNSP15-25, have to respect the principle, that every sold apartment is replaced with at least one new rental apartment. The principle will receive a detailed definition and changes through housing legislation.

ⁱⁱⁱ Sale from rent is a process of instruments for the sale from rent (rent with later sale) and shared ownership of an apartment (according to the action programme ReNSP15-25 planned within the scheme for youth), which SSRS as a carrier, along with competent stakeholders, will study and take into consideration in its measures regarding the valid housing and other relevant legislation.