

Independent Assurance Statement

Introduction

DNV Business Assurance USA, Inc. (DNV) has been commissioned by the management of Ventas Healthcare Realty, LLC (Ventas) to carry out an independent verification of its 2021 environmental footprint claims and assertions relating to GHG emissions (Scope 1, 2, and 3) and Energy Consumption. These assertions are relevant to the 2021 calendar year.

Ventas has sole responsibility for preparation of the data and external report. DNV, in performing our assurance work, is responsible to the management of Ventas. Our assurance statement, however, represents our independent opinion and is intended to inform all stakeholders, including Ventas.

Scope of Assurance

The scope of work agreed with Ventas includes the following:

- All global assets owned by Ventas
 - o Scope 1 and 2: all assets under Ventas' operational control
 - o Scope 3: all tenant-controlled assets (Downstream Leased Assets)
- In cases where data is unavailable, monthly or whole year estimates have been calculated
- All environmental data were verified for the following periods:
 - o January 1st to December 31st, 2021
- Emissions data verified includes:
 - o Scope 1
 - o Scope 2 (location-based)
 - o Scope 2 (market-based)
 - o Scope 3
 - Capital Goods (previously classified under Purchased Goods)
 - Fuel and Energy Related Activities not reported under Scope 1 and 2 (emissions from transmission and distribution losses only)
 - Waste Generated in Operations
 - Business Travel
 - Employee Commuting
 - Upstream Leased Assets
 - Downstream Leased Assets (including fugitive refrigerant emissions)
 - Other downstream emissions (mobile combustion – SHOP vehicle emissions)
- Energy data verified includes:
 - o Energy consumption (non-renewable, within operational control only)
 - o Energy consumption (non-renewable, including assets within operational control and also tenant-controlled assets)
- The assurance was carried out in April-August 2022

Level of Assurance and Assurance Standard

We performed a limited assurance engagement in accordance with the *International Standard on Assurance Engagements (ISAE) 3000 revised – 'Assurance Engagements other than Audits and Reviews of Historical*



Financial Information', issued by the International Auditing and Assurance Standards Board. This standard requires that we comply with ethical requirements and plan and perform the assurance engagement to obtain limited assurance.

DNV applies its own management standards and compliance policies for quality control, in accordance with ISO/IEC 17021-1:2015 - Conformity Assessment Requirements for bodies providing audit and certification of management systems, and accordingly maintains a comprehensive system of quality control including documented policies and procedures regarding compliance with ethical requirements, professional standards and applicable legal and regulatory requirements.

The procedures performed in a limited assurance engagement vary in nature and timing, and are less detailed than those undertaken during a reasonable assurance engagement, so the level of assurance obtained is substantially lower than the assurance that would have been obtained had a reasonable assurance engagement been performed. We planned and performed our work to obtain the evidence we considered sufficient to provide a basis for our opinion, so that the risk of this conclusion being in error is reduced, but not eliminated completely.

DNV's assurance engagements are based on the assumption that the data and information provided by the client to us as part of our review have been provided in good faith. This includes but is not limited to sales and acquisitions, square footage, occupancy rates, data coverage, property type, and financial/operational control. DNV expressly disclaims any liability or co-responsibility for any decision a person or an entity may make based on this Independent Assurance Statement.

Assurance Team

Lead Verifier:	Kyle Silon
Project Manager:	Angela Reed
Technical Reviewer:	Shruthi Bachamanda

Assurance Methodology

DNV is a leading provider of sustainability services, including verification of GHG emissions data and other environmental metrics, with environmental and social assurance specialists working in over 100 countries. In addition to adhering to the International Standard on Assurance Engagements (ISAE 3000), and with respect to the specific environmental footprint inventories in scope, these have been evaluated against the following reporting criteria:

- World Business Council for Sustainable Development (WBCSD) / World Resources Institute (WRI) Greenhouse Gas Protocol, Corporate Accounting Standard REVISED EDITION
- WBCSD/WRI Corporate Value Chain (Scope 3) Accounting and Reporting Standard (Scope 3)

DNV used a risk-based approach throughout the assurance engagement, concentrating on the areas that we believe are most material for both Ventas and its stakeholders. DNV applied a materiality threshold of five percent for all GHG emissions and Energy Consumption.

The following methods were applied during the assurance of Ventas' environmental footprint inventories and management processes, the data that supports the company's environmental footprint inventories including assertions and claims presented by the company:

- Review of documentation, data records and sources relating to the corporate environmental footprint data claims and GHG emission assertions;

- Review of the processes and tools used to collect, aggregate, and report on all environmental data and metrics;
- Interview of managers and data users representing relevant functions for supporting the environmental inventory management process;
- Assessment of environmental information systems and controls, including:
 - Selection and management of all relevant environmental data and information;
 - Processes for collecting, processing, consolidating, and reporting the environmental data and information;
 - Systems and processes that ensure the accuracy of the environmental data and information;
 - Design and maintenance of the environmental information system;
 - Systems and processes that support the environmental information system.
- Evaluation of whether assumptions and methodology used in cases of data estimation are valid;
- Performed sample-based audits of the processes for generating, gathering, and managing the data;
- Examination of the environmental data and information to develop evidence for the assessment of the environmental claims and assertions made;
- Evaluation of whether the organization conforms to the reporting criteria;
- Evaluation of whether the evidence and data are sufficient and support Ventas’ environmental claims.

Data Verified

The environmental footprint claims for Ventas’ whole portfolio are listed below.

Greenhouse Gas Emissions

• 2021 Greenhouse Gas Emissions	
○ Scope 1	115,130 MtCO ₂ e
○ Scope 2 (location-based)	255,472 MtCO ₂ e
○ Scope 2 (market-based)	238,223 MtCO ₂ e
○ Scope 3	
▪ Capital Goods	32,558 MtCO ₂ e
▪ Fuel and Energy Related Activities not reported under Scope 1 and 2*	24,798 MtCO ₂ e
▪ Waste Generated in Operations	32,027 MtCO ₂ e
▪ Business Travel	466 MtCO ₂ e
▪ Employee Commuting	398 MtCO ₂ e
▪ Upstream Leased Assets	406 MtCO ₂ e
▪ Downstream Leased Assets	302,078 MtCO ₂ e
▪ Other downstream emissions (mobile combustion – SHOP vehicle emissions)	2,407 MtCO ₂ e

**Reflects emissions from transmission and distribution losses only*

• 2021 Energy Consumption	
○ Energy Consumption (within operational control only)	1,320,239 MWh
○ Energy Consumption (including assets within operational control and also tenant-controlled assets)	2,006,894 MWh



Assurance Opinion

Based on the processes and procedures conducted with a limited assurance of the GHG Emissions and Energy Use Assertions for Ventas, DNV found no evidence that the claims and assertions listed are not materially correct and are not a fair representation of data and information, and have not been prepared in accordance with the calculation method referenced.

Independence

DNV was not involved in the preparation of any part of Ventas' data or report. We adopt a balanced approach towards all stakeholders when performing our evaluation. This is our third year providing assurance for Ventas GHG Emissions and Energy Consumption data.



DNV Business Assurance USA, Inc.
Oakland, California
August 10, 2022

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