



APPENDIX AND REPORTING *FRAMEWORKS*

Regency Centers ESG Metrics

	UNIT	2022	2021	2020	
Our People	Gender Diversity				
	Total Employees ⁽¹⁾	#	443	439	433
	Full-Time Employees				
	Female Full-Time	%	59%	56%	59%
	Male Full Time	%	40%	42%	41%
	Part-Time Employees				
	Female Part-Time	%	1%	1%	1%
	Male Part-Time	%	-	-	-
	Named Executive Officers ⁽²⁾				
	Female	%	20%	25%	20%
	Male	%	80%	75%	80%
	Company Officers ⁽³⁾				
	Female	%	28%	25%	22%
	Male	%	72%	75%	78%
	New Hires				
	Female	%	59%	52%	60%
	Male	%	41%	48%	40%
	Departures				
	Female	%	48%	63%	56%
Male	%	52%	37%	44%	
Veteran Status					
Female	%	60%	43%	33%	
Male	%	40%	57%	67%	
Disability Status					
Female	%	65%	68%	64%	
Male	%	35%	32%	36%	

Regency Centers ESG Metrics

	UNIT	2022	2021	2020	
Our People	Ethnic Diversity				
	Total Employees				
	White	%	74%	74%	77%
	Asian	%	7%	7%	6%
	Black or African American	%	7%	7%	6%
	Hispanic or Latino	%	9%	9%	8%
	Other Underrepresented Minority ⁽⁴⁾	%	4%	3%	3%
	Named Executive Officers ⁽²⁾				
	White	%	100%	100%	100%
	Asian	%	-	-	-
	Black or African American	%	-	-	-
	Hispanic or Latino	%	-	-	-
	Other Underrepresented Minority ⁽⁴⁾	%	-	-	-
	Company Officers ⁽³⁾				
	White	%	93%	96%	96%
	Asian	%	-	-	-
	Black or African American	%	4%	2%	2%
	Hispanic or Latino	%	2%	-	-
	Other Underrepresented Minority ⁽⁴⁾	%	2%	2%	-
	New Hires				
White	%	73%	57%	83%	
Asian	%	8%	9%	3%	
Black or African American	%	5%	12%	8%	
Hispanic or Latino	%	8%	11%	5%	
Other Underrepresented Minority ⁽⁴⁾	%	6%	11%	3%	

Regency Centers ESG Metrics

	UNIT	2022	2021	2020
Age Diversity				
Total Average Employees	age	42	43	43
< 30 years	%	13%	13%	13%
30 - 50 years	%	61%	59%	63%
> 50 years	%	26%	27%	24%
Average Named Executive Officers ⁽²⁾				
	age	60	59	57
< 30 years	%	-	-	-
30 - 50 years	%	25%	25%	20%
> 50 years	%	75%	75%	80%
Average Company Officers ⁽³⁾				
	age	50	50	49
< 30 years	%	-	-	-
30 - 50 years	%	56%	46%	50%
> 50 years	%	44%	54%	50%
Average New Hires				
	age	37	36	40
< 30 years	%	28%	34%	23%
30 - 50 years	%	60%	52%	55%
> 50 years	%	12%	14%	23%
Average Departures				
	age	42	42	45
< 30 years	%	20%	21%	9%
30 - 50 years	%	49%	50%	59%
> 50 years	%	31%	29%	31%
FLSA Status				
Exempt	#	365	-	-
Non-Exempt	#	78	-	-
Total	#	443	-	-
Workforce Level				
Company Officer ⁽³⁾	%	13%	12%	12%
Director/Senior Manager	%	10%	12%	10%
Manager (Junior/Mid)	%	8%	10%	11%
Professional	%	51%	48%	46%
Support	%	18%	19%	20%
Promotions				
Total Employee Promotions				
Female	%	48%	58%	60%
Male	%	52%	42%	40%

Our People

Regency Centers ESG Metrics

	UNIT	2022	2021	2020
Compensation Ratio				
Annual Total Compensation Ratio				
Highest-paid employee : median employee	(:)	75	-	-
% Increase of Highest-paid : median employee	%	2.9%	-	-
Turnover				
Total Employees ⁽¹⁾	%	19%	17%	14%
Voluntary	%	16%	14%	10%
Involuntary	%	3%	3%	4%
Female	%	48%	63%	56%
Male	%	52%	37%	44%
Tenure				
Total Employees ⁽¹⁾	yrs.	8	8	8
Total Named Executive Officers ⁽²⁾	yrs.	33	32	27
Total Company Officers ⁽³⁾	yrs.	16	16	15
Parental Leave				
Employees Entitled to Parental Leave				
Female	%	97%	84%	91%
Male	%	96%	80%	91%
Employees that took Parental Leave				
Female	%	3%	5%	4%
Male	%	2%	5%	5%
Employees that Returned After Parental Leave				
Female	%	100%	100%	100%
Male	%	100%	100%	100%
Employees that Returned and employed 12+ months				
Female	%	91%	100%	67%
Male	%	100%	78%	88%
Return to Work Retention Rates ⁽⁵⁾				
Female	%	91%	100%	100%
Male	%	100%	78%	100%

Our People

Regency Centers ESG Metrics

		UNIT	2022	2021	2020
Our People	Engagement Survey				
	Participation Rate	%	91%	91%	90%
	Engagement Score	%	87%	85%	87%
	Employee Safety				
	Work-related Injury	#	0	2	0
	Lost Days	days	0	18	0
	Fatalities	#	0	0	0
	Professional Development and Training				
	Professional Development	hrs.	13,657	15,428	10,528
	Avg. Hours of Employee Training	hrs.	31	35	24
	Participation in Unconscious Bias Training	%	-	79%	-
	Performance and Development Evaluation	%	100%	100%	100%

Regency Centers ESG Metrics

	UNIT	2022	2021	2020	
Our Communities	Community Contribution				
	Total Charitable Giving	\$	1,527,500	1,412,000	1,466,000
	United Way®	\$	970,100	954,000	883,000
	YMCA®	\$	39,500	40,000	35,000
	Corporate and Regional Donations	\$	387,800	266,000	224,000
	Matching Gifts	\$	40,600	54,000	90,000
	Habitat for Humanity®	\$	89,500	98,000	60,000
	Crisis Matching Gifts	\$	-	-	174,000
	Total Volunteer Hours	hrs.	1,836	1,780	980
	United Way®	hrs.	1,140	800	720
	Other Volunteer	hrs.	696	980	260
	Average Employee Donation	\$	1,650	1,644	-
	Indirect and Direct Contribution				
	Real Estate Property Tax	\$	195,432,283	193,018,305	-
Franchise Tax	\$	1,840,000	1,820,000	-	
Transfer Tax	\$	185,570	-	-	
Ethics and Governance	Governance ⁽⁸⁾				
	Number of Board of Directors	#	11	11	11
	Director Tenure				
	< 5 years	#	6	6	6
	6-10 years	#	2	1	2
	> 10 years	#	3	4	3
	Average Director Tenure by Years	#	9	10	9
	Director Age Distribution				
	40s	#	-	-	1
	50s	#	6	6	4
	60s	#	2	3	3
	70s	#	3	2	3
	Average Director Age	#	61	61	62
	Director by Gender Diversity				
	Male	%	64%	73%	73%
	Female	%	36%	27%	27%
Director by Ethnicity					
White	#	10	10	11	
Black or African American	#	1	1	-	
Ethics and Compliance					
Code of Conduct Certification	%	100%	100%	-	
Cyber Security Training	%	96%	96%	-	

Regency Centers ESG Metrics

	UNIT	2022	2021	2020	PROGRESS 2021-2022	PROGRESS 2019-2022
Greenhouse Gas Emissions ⁽⁹⁾⁽¹⁰⁾⁽¹¹⁾		ABSOLUTE				
Total GHG Emissions, Scope 1 and 2 (Market-Based)	MtCO ₂ e	22,939	23,640	25,492	↓ -3%	↓ -12%
Scope 1 Direct ⁽¹²⁾	MtCO ₂ e	2,341	1,836	1,431	↑ 28%	↑ 58%
Stationary Combustion		1,786	1,649	1,320		
Mobile Combustion		375	57	74		
Fugitive Emissions		180	130	37		
Scope 2 Indirect ⁽¹³⁾	MtCO ₂ e					
Location Based		22,894	23,506	26,027		
Market Based ⁽¹⁴⁾⁽¹⁵⁾		20,598	21,804	24,061	↓ -6%	↓ -17%
Renewable Energy Certificates (RECs) ⁽¹⁶⁾	MWh	3,478	923	2,143		
Scope 3 ⁽¹⁷⁾⁽¹⁸⁾	MtCO ₂ e	293,036	370,869	492,680	↓ -21%	↓ -6%
Cat. 1 Purchased Goods and Services ⁽¹⁹⁾		2,145	665	1,524		
Cat. 2 Capital Goods			(not calculated)			
Cat. 3 Fuel- and Energy-Related Act. ⁽²⁰⁾		7,419	7,562	9,958		
Cat. 4 Upstream Trans. and Distribution ⁽²¹⁾		3	40,804	864		
Cat. 5 Waste Generated in Operations ⁽²²⁾		50,217	62,418	69,337		
Cat. 6 Business Travel ⁽²³⁾		223	99	85		
Cat. 7 Employee Commuting		344	(not calculated)			
Cat. 8 Upstream Leased Assets		74	82	522		
Cat. 9 Downstream Transportation and Distribution			(not relevant)			
Cat. 10 Processing of Sold Products			(not relevant)			
Cat. 11 Use for Sold Products			(not relevant)			
Cat. 12 End of Life Treatment of Sold Products			(not relevant)			
Cat. 13 Downstream Leased Assets ⁽²⁴⁾		232,611	259,239	410,390		
Cat. 14 Franchises			(not relevant)			
Cat. 15 Investments			(not relevant)			
Scope 1 and 2 Emissions Intensity ⁽²⁵⁾	MtCO ₂ e/Sq. GLA	0.0004	0.0005	0.0005	↓ -3%	↓ -10%

Regency Centers ESG Metrics

	UNIT	2022		2021		2020		PROGRESS	PROGRESS
		ABSOLUTE	LIKE-FOR-LIKE	ABSOLUTE	LIKE-FOR-LIKE	ABSOLUTE	LIKE-FOR-LIKE	2021-2022	2019-2022
Energy ⁽²⁶⁾									
Total Energy Consumption within REG ⁽²⁷⁾⁽²⁸⁾	MWh	80,876	61,668	80,244	63,836	83,818	64,869	↓ -5%	↓ -6%
Energy Consumption outside REG ⁽²⁹⁾		870,114	-	1,094,480	-	1,353,263	-		
Energy Consumption from Renewable Sources ⁽³⁰⁾		12,678	12,034	12,762	12,203	13,565	11,128		
Solar Energy Produced and Sold ⁽³¹⁾		3,479	-	3,654	-	4,038	-		
Electricity Consumption		69,503	54,161	70,913	57,281	76,235	60,673		
Stationary Consumption		9,850	7,507	9,099	6,554	7,281	4,196		
Mobile Combustion		1,522	-	232	-	302	-		
Energy Intensity ⁽³²⁾	MWh/Sq. GLA	0.0016	0.0013	0.0016	0.0014	0.0016	0.0015		
Water ⁽³³⁾									
Total Water Consumption	m ³	1,548,547	1,455,728	1,678,284	1,646,028	1,667,309	1,602,859	↓ -7%	↓ -5%
Water Intensity ⁽³⁴⁾	m3/ Sq. GLA	0.0303	0.0299	0.0327	0.0369	0.0320	0.0365		
Waste ⁽³⁵⁾									
		ABSOLUTE	OPERATIONAL	ABSOLUTE	OPERATIONAL	ABSOLUTE	OPERATIONAL	DIVERSION RATE 2022	DIVERSION RATE 2022
Total Weight Generated	mt	116,519	116,373	146,462	146,312	143,496	143,449		
Non-hazardous Waste		116,519	116,373	146,462	146,312	143,496	143,449		
Hazardous Waste		-	-	-	-	-	-		
Total Weight Diverted From Disposal	mt	34,104	34,037	42,056	41,942	42,603	42,591	29%	29%
Recycling		27,592	27,555	35,183	35,086	35,976	35,964		
Compost		6,512	6,482	6,873	6,856	6,627	6,627		
Total Weight Directed to Disposal	mt	82,415	82,335	104,406	104,370	100,893	100,858		
Combustion		10,719	10,719	19,970	19,970	21,486	21,483		
Waste to Landfill		71,696	71,616	84,436	84,400	79,407	79,375		
Renewable Energy ⁽³⁶⁾									
Total On-Site Solar Arrays	MWh	14		15		16			
Total On-Site Solar Production	MWh	3,479		3,654		4,038			
Total On-Site Generated Equiv. to Electricity Consumption ⁽³⁷⁾	MWh	5%		-		-			
Electric Vehicle Charging Stations									
Total EV Stations ⁽³⁸⁾	#	797		690		520			

Regency Centers ESG Metrics

	2022			2021			2020		
	SQUARE FOOTAGE (SF)	CENTER COUNT	PORTFOLIO COVERAGE BY SF	SQUARE FOOTAGE (SF)	CENTER COUNT	PORTFOLIO COVERAGE BY SF	SQUARE FOOTAGE (SF)	CENTER COUNT	PORTFOLIO COVERAGE BY SF
LEED Green Building Certifications									
Gold	440,920	3	0.8%	407,133	3	0.8%	448,719	3	0.9%
Silver	639,094	9	1.2%	639,094	9	1.2%	639,094	9	1.2%
Certified	148,152	2	0.3%	148,152	2	0.3%	148,152	2	0.3%
2022 LEED Green Building Details									
		Type				LEED Certification Level		LEED Certified GLA	
Balboa Mesa Shopping Center		LEED/Building Design and Construction (BD+C)				Silver		25,982	
Ballard Blocks I		LEED/Building Design and Construction (BD+C)				Silver		158,141	
Belmont Chase		LEED/Building Design and Construction (BD+C)				Silver		25,703	
Granada Village		LEED/Building Design and Construction (BD+C)				Gold		125,400	
Grand Ridge Plaza		LEED/Building Design and Construction (BD+C)				Silver		168,361	
Lower Nazareth Commons		LEED/Building Design and Construction (BD+C)				Silver		23,660	
Market at Colonnade Center		LEED/Building Design and Construction (BD+C)				Silver		57,000	
Market at Springwoods Village		LEED/Building Design and Construction (BD+C)				Certified		67,199	
Northgate Marketplace Ph II		LEED/Building Design and Construction (BD+C)				Certified		80,953	
Persimmon Place		LEED/Building Design and Construction (BD+C)				Gold		153,088	
Roscoe Square		LEED/Building Design and Construction (BD+C)				Silver		54,904	
The Crossing Clarendon OfcRdv		LEED/Building Design and Construction (BD+C)				Gold		162,432	
The Field at Commonwealth		LEED/Building Design and Construction (BD+C)				Silver		37,826	
Village at La Floresta		LEED/Building Design and Construction (BD+C)				Silver		87,517	

Environmental Stewardship

Endnotes and Sources

OUR PEOPLE

- (1) Represents average number of personnel in 2022.
- (2) Named Executive Officers as of 12/31/2022.
- (3) Includes individuals with VP, SVP, EVP or President titles.
- (4) Includes individuals who identify as American Indian or Alaska Native, Native Hawaiian or Other Pacific Islander, two or more races, or declined to provide.
- (5) Employed after 12 months from taking parental leave.

OUR COMMUNITIES

- (6) [US Department of Agriculture](#)
- (7) [US Environmental Protection Agency](#)

ETHICS AND GOVERNANCE

- (8) Board metrics are based on director nominee for 2023 election year.

ENVIRONMENTAL STEWARDSHIP

- (9) Regency references the following emissions factor sources to calculate GHG emissions:
 - [DEFRA 2022 UK Government GHG Conversion Factors for Company Reporting](#)
 - [2022 Green-e Residual Mix Emissions Rates](#)
 - [U.S. Environmental Protection Agency \(EPA\): Emissions Factors eGRID for Greenhouse Gas Inventories](#)
 - [Intergovernmental Panel on Climate Change \(IPCC\) Fourth Assessment Report: Climate Change 2007 \(AR4\) Optional Emissions from Commuting, Business Travel and Product Transport \(EPA430-R-08-006\) May 2008](#)
 - [The Greenhouse Gas Protocol Initiative: World Resources Institute \(2017\). Emission Factors from Cross-Sector Tools March 2017](#)
 - [The Greenhouse Gas Protocol Initiative: World Resources Institute \(2015\). GHG Protocol tool for mobile combustion. Version 2.6.](#)
 - [The Greenhouse Gas Protocol Initiative: World Resources Institute \(2013\). GHG Protocol tool for mobile combustion. Version 2.5](#)
- (10) Absolute consumption figures correspond to all assets owned for any portion of the reporting period and include subsidiaries and joint ventures. Figures are based on actuals, unless otherwise noted, and calculated using the methodology included in the GHG Protocol. We continue to make efforts to improve GHG emission data collection.
- (11) GHG emissions data for 2019, 2020, and 2021 have been restated to correct an error in the boundary of Corporate Office operational control that was identified after the publication of our 2021 Corporate Responsibility Report.
- (12) Scope 1 emissions are related to stationary combustion, mobile combustion, and fugitive emissions within Regency's operational boundary. Fugitive emission figures are based on estimates provided by a third-party, and as such data availability will vary from year over year. We continue to make efforts to increase data completeness.
- (13) Scope 2 emissions are related to purchased grid electricity consumed by Regency and primarily relate to parking lot lighting, common areas, maintaining inside vacant tenant spaces, and corporate offices, and exclude electricity that our tenants consume. Tenant consumption is reported in our Scope 3, category 13 downstream leased assets in accordance with the GHG Protocol. Regency calculates both location-based and market-based Scope 2 emissions per the GHG Protocol.
- (14) Market-based GHG emissions were calculated by applying the value of any Green-e eligible Renewable Energy Certificate (RECs) purchased or retired in the reporting period from our Scope 2 location-based emissions.
- (15) 2021 Scope 2 market-based emission figure has been restated to include RECs purchased or retired in the 2021 reporting year that were inadvertently not included in our 2021 Corporate Responsibility Report. 2020 and 2019 figures were adjusted to correct errors identified after the respective reporting period.
- (16) Green-e eligible RECs purchased in the 2022 reporting year were primarily equivalent to the on-site renewable energy generated at Regency assets during the same year.
- (17) Scope 3 GHG emissions are from sources that Regency does not directly control and are reported based on data availability. As such, Scope 3 data availability will vary from year to year.

- (18) The 2019, 2020, and 2021 Scope 3 GHG emission figures have been restated to correct errors that were identified after the publication of our 2021 Corporate Responsibility Report.
- (19) 2022 figure reflects an increase in data visibility for Regency's Corporate Office water and tenant data through Energy Star Portfolio Manager. 2021 and 2020 figures have been restated to adjust for an increase in data visibility.
- (20) 2020 and 2021 figures were adjusted from the respective reporting periods to account for Regency's Corporate Office and the application of 2021 RECs.
- (21) 2022 figure reflects greater visibility into Regency's two primary mail carrier service providers that was not historically available. Historical figures do not represent Regency's actual utilization and are unable to be retroactively corrected.
- (22) 2022 and 2021 figures reflect corrections provided by Regency's third-party waste provider reported after the respective reporting period.
- (23) 2022 Business Travel includes Uber travel data that was not historically available to Regency. Business travel includes business hotels, airline, car rentals, and Uber, and does not include other means of transportation.
- (24) Regency reports on purchased electricity and natural gas where data is available through Energy Star Portfolio Manager. As such, data availability will vary from year over year. Estimates are used for natural gas, where actual data is not available.
- (25) Intensity figures are calculated on total of absolute Scope 1 and 2 GHG emissions and square footage using the average of the GLA reported in our Quarterly Supplement Materials of the reporting year, except where data has been restated.
- (26) Regency calculates both absolute and like-for-like (LFL) energy consumption. Figures are based on actuals, unless otherwise noted. We continue to make efforts to improve data collection.
- (27) The absolute energy consumption figures correspond to all assets owned for any portion of the reporting period and include subsidiaries and joint ventures. Figures are related to purchased grid electricity consumed by Regency, stationary combustion (natural gas), and mobile combustion within our operational boundary, and are calculated using the methodology included in the GHG Protocol.
- (28) LFL energy consumption figures are calculated using the GRESB methodology and do not include mobile combustion and Corporate office consumption. Furthermore, assets are excluded from the LFL portfolio if they were acquired, sold or under development within the current or previous reporting and where two consecutive reporting periods of utility data were not available.
- (29) Energy Consumption Outside REG is from sources that Regency does not directly control - i.e., Scope 3 emissions, and are reported based on data availability. As such, data availability will vary from year to year. Estimates are used for natural gas, where actual data is not available.
- (30) Energy Consumption from Renewable Sources is calculated by the portion of Regency's operational control purchased electricity that comes from the eGRID.
- (31) Solar Energy Produced and Sold represents energy generated and sold from Regency solar arrays.
- (32) Intensity figures are calculated on absolute and like-for-like (LFL) total energy consumption within REG and square footage using the average of the GLA reported in our Quarterly Supplement Materials of the reporting year, except where data has been restated.
- (33) Regency calculates both absolute and like-for-like (LFL) water consumption. Figures are based on actuals, unless otherwise noted. We continue to make efforts to improve data collection.
- (34) Intensity figures are calculated on absolute and like-for-like (LFL) total water consumption and square footage using the average of the GLA reported in our Quarterly Supplement Materials of the reporting year, except where data has been restated.
- (35) Regency calculates both absolute and like-for-like (LFL) total waste generated, total waste diverted and total waste directed. Figures are based on actuals, unless otherwise noted. We continue to make efforts to improve data collection.
- (36) Renewable Energy figures correspond to Regency owned solar. The 2022 and 2021 figures reflect a decommissioned station and disposition, respectively.
- (37) Total on-site renewable energy equivalent to electricity consumption is calculated using purchased grid electricity consumed by Regency, excluding Corporate Office, divided by electricity generated from on-site renewable energy.
- (38) "Active" represents stations that no longer have a contingency period.



GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
General Disclosures			
GRI 2: General Disclosures 2021	2-1 Organizational details	Regency Overview	
	2-2 Entities included in the organization’s sustainability reporting	About Our Report	
	2-3 Reporting period, frequency and contact point	About Our Report	Laura Davis, Director Corporate Responsibility & Social Impact, (904) 598-7646
	2-4 Restatements of information	Appendix: Environmental Stewardship	<p>1. GHG emissions data for 2019, 2020, and 2021 have been restated to correct an error in the boundary of Corporate Office operational control that was identified after the publication of our 2021 Corporate Responsibility Report.</p> <p>2. 2021 Scope 2 market-based emission figure has been restated to include RECs purchased and retired in the 2021 reporting year although were inadvertently not included in our 2021 Corporate Responsibility Report.</p> <p>3. The 2019, 2020, and 2021 GHG emission figures for Scope 3 have been restated to correct an error in the boundary of Corporate Office operational control that was identified after the publication of our 2021 Corporate Responsibility Report.</p>
	2-5 External assurance	External Statement of Verification	
	2-6 Activities, value chain and other business relationships	Regency Overview / Annual Report on Form 10-K p. 1-2	<p>1. GICS Sector: Real Estate, GICS Industry: Diversified REITs.</p> <p>2. Regency’s extensive vendor base is a result of owning, operating, and developing more than 400 properties in the U.S. The vast majority of vendors are sourced by regional teams to perform work at a local level while a smaller handful of vendors are contracted on a national scale to provide support to the collective portfolio.</p>
	2-7 Employees	Appendix: Our People	
	2-8 Workers who are not employees	Appendix: Our People	
	2-9 Governance structure and composition	Corporate Responsibility Governance / Governance and Board Oversight / Board Composition / 2023 Proxy Statement p. 16	
	2-10 Nomination and selection of the highest governance body	2023 Proxy Statement p. 16-21	
	2-11 Chair of the highest governance body	2023 Proxy Statement p. 16	
	2-12 Role of the highest governance body in overseeing the management of impacts	Corporate Responsibility At Regency / Diversity, Equity and Inclusion / Ethics and Governance	
	2-13 Delegation of responsibility for managing impacts	Corporate Responsibility At Regency / Diversity, Equity and Inclusion / Ethics and Governance	
	2-14 Role of the highest governance body in sustainability reporting	Corporate Responsibility At Regency / Diversity, Equity and Inclusion / Ethics and Governance	
	2-15 Conflicts of interest	Ethics and Compliance	
	2-16 Communication of critical concerns	Ethics and Compliance	

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
GRI 2: General Disclosures 2021	2-17 Collective knowledge of the highest governance body	Corporate Responsibility Governance / Board Selection and Refreshment	
	2-18 Evaluation of the performance of the highest governance body	Ethics and Governance	
	2-19 Remuneration policies	2023 Proxy Statement p. 33-45 / Clawback Policy	
	2-20 Process to determine remuneration	2023 Proxy Statement p. 33-45	
	2-21 Annual total compensation ratio	2023 Proxy Statement p. 53 / Appendix: Our People	
	2-22 Statement on sustainable development strategy	Message From Our CEO / Corporate Responsibility Governance / Company-wide Goals and Progress	
	2-23 Policy commitments	Regency's CR Policies and Practices	
	2-24 Embedding policy commitments	Corporate Responsibility Governance / Regency's CR Policies and Practices	
	2-25 Processes to remediate negative impacts	Corporate Responsibility Governance / Our People / Ethics and Governance	
	2-26 Mechanisms for seeking advice and raising concerns	Whistleblower	
	2-27 Compliance with laws and regulations	Ethics and Compliance	
	2-28 Membership associations	Membership Associations	
	2-29 Approach to stakeholder engagement	Stakeholder Engagement	
2-30 Collective bargaining agreements	-	Not Applicable	

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
Material Topics			
GRI 3: Material Topics 2021	3-1 Process to determine material topics	Materiality Assessment	
	3-2 List of material topics	Materiality Assessment	
Economic Performance			
GRI 3: Material Topics 2021	3-3 Management of material topics		Economic performance is material to Regency due to its relevance to shareholders, bondholders and lenders, employees, co-investment partners, tenants and the communities where Regency’s properties are located. Through strong financial performance, Regency enhances the capital of its investors and partners, establishes its ability to remain a reliable workplace and landlord and grows its ability to positively contribute to its local communities through job creation and by maintaining high quality properties.
	201-1 Direct economic value generated and distributed	2022 Annual Report on Form 10-K p. 74-88 / 2022 Q4 Supplemental p. 1	
	201-2 Financial implications and other risks and opportunities due to climate change	2022 Annual Report on Form 10-K p. 9-16	
	201-3 Defined benefit plan obligations and other retirement plans	2022 Annual Report on Form 10-K	
GRI 201: Economic Performance 2016	201-4 Financial assistance received from government	-	None in 2022
Indirect Economic Impacts			
GRI 3: Material Topics 2021	3-3 Management of material topics	Indirect and Direct Economic Impacts	Indirect economic impacts are material to Regency and the local communities in which Regency operates as new properties stimulate job creation and revenue for localities through taxes generated.
GRI 203: Indirect Economic Impacts 2016	203-1 Infrastructure investments and services supported	Indirect and Direct Economic Impacts	
	203-2 Significant indirect economic impacts	Indirect and Direct Economic Impacts	
Procurement Practices			
GRI 3: Material Topics 2021	3-3 Management of material topics	Supplier Diversity	
GRI 204: Procurement Practices 2016	204-1 Proportion of spending on local suppliers	-	Supplier Diversity Task Force established in 2023 to create tracking and reporting structures to capture supplier diversity data.
Anti-Corruption			
GRI 3: Material Topics 2021	3-3 Management of material topics	Ethics and Governance	
GRI 205: Anti-corruption 2016	205-1 Operations assessed for risks related to corruption	Ethics and Governance	
	205-2 Communication and training about anti-corruption policies and procedures	Ethics and Governance	
	205-3 Confirmed incidents of corruption and actions taken	-	None in 2022

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
Anti-Competitive Behavior			
GRI 3: Material Topics 2021	3-3 Management of material topics	Ethics and Governance	
GRI 206: Anti-competitive Behavior 2016	206-1 Legal actions for anti-competitive behavior, anti-trust, and monopoly practices	-	None in 2022
Energy			
GRI 3: Material Topics 2021	3-3 Management of material topics	About Our Report / Company-wide Goals and Progress / Energy Performance / Appendix: Environmental Stewardship	
GRI 302: Energy 2016	302-1 Energy consumption within the organization	Energy Performance / Appendix: Environmental Stewardship	
	302-2 Energy consumption outside of the organization	Energy Performance / Appendix: Environmental Stewardship	
	302-3 Energy intensity	Energy Performance / Appendix: Environmental Stewardship	
	302-4 Reduction of energy consumption	Company-wide Goals and Progress / Energy Performance / Appendix: Environmental Stewardship	
Water and Effluents			
GRI 3: Material Topics 2021	3-3 Management of material topics	About Our Report / Company-wide Goals and Progress / Water Conservation / Appendix: Environmental Stewardship	

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
GRI 303: Water and Effluents 2018	303-1 Interactions with water as a shared resource	Water Conservation	Water and effluent discharge at Regency offices and shopping centers complies with all state and federal laws. The U.S. laws and regulations applicable to our properties and offices reflect best practice, as such Regency has not developed an internal standard.
	303-2 Management of water discharge-related impacts	-	
	303-3 Water withdrawal	Water Conservation / Appendix: Environmental Stewardship	
	303-4 Water discharge	Water Conservation / Appendix: Environmental Stewardship	
	303-5 Water consumption	Company-wide Goals and Progress / Water Conservation / Appendix: Environmental Stewardship	
Biodiversity			
GRI 3: Material Topics 2021	3-3 Management of material topics	Biodiversity and Habitat Protection Practices	
GRI 304: Biodiversity 2016	304-2 Significant impacts of activities, products and services on biodiversity	Biodiversity and Habitat Protection Practices	
	304-3 Habitats protected or restored	-	None in 2022
	304-4 IUCN Red List species and national conservation list species with habitats in areas affected by operations	-	None in 2022
Emissions			
GRI 3: Material Topics 2021	3-3 Management of material topics	About Our Report / Company-wide Goals and Progress / Greenhouse Gas Emissions / Appendix: Environmental Stewardship	

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
GRI 305: Emissions 2016	305-1 Direct (Scope 1) GHG emissions	Greenhouse Gas Emissions / Appendix: Environmental Stewardship	
	305-2 Energy indirect (Scope 2) GHG emissions	Greenhouse Gas Emissions / Appendix: Environmental Stewardship	
	305-3 Other indirect (Scope 3) GHG emissions	Greenhouse Gas Emissions / Appendix: Environmental Stewardship	
	305-4 GHG emissions intensity	Appendix: Environmental Stewardship	
	305-5 Reduction of GHG emissions	Company-wide Goals and Progress / Greenhouse Gas Emissions / Appendix: Environmental Stewardship	
	305-6 Emissions of ozone-depleting substances (ODS)	-	
	305-7 Nitrogen oxides (NOx), sulfur oxides (SOx), and other significant air emissions	-	
Waste			
GRI 3: Material Topics 2021	3-3 Management of material topics	About Our Report / Company-wide Goals and Progress / Waste Management / Appendix: Environmental Stewardship	
GRI 306: Waste 2020	306-1 Waste generation and significant waste-related impacts	About Our Report / Company-wide Goals and Progress / Waste Management / Appendix: Environmental Stewardship	
	306-2 Management of significant waste-related impacts	About Our Report / Waste Management / Appendix: Environmental Stewardship	Regency works with third-party vendors to collect and dispose of waste, as well as to provide comprehensive collection reports.
	306-3 Waste generated	About Our Report / Waste Management / Appendix: Environmental Stewardship	
	306-4 Waste diverted from disposal	About Our Report / Waste Management / Appendix: Environmental Stewardship	
	306-5 Waste directed to disposal	About Our Report / Waste Management / Appendix: Environmental Stewardship	
Supplier Environmental Assessment			

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
GRI 3: Material Topics 2021	3-3 Management of material topics	-	
GRI 308: Supplier Environmental Assessment 2016	308-1 New suppliers that were screened using environmental criteria	-	
	308-2 Negative environmental impacts in the supply chain and actions taken	-	
Employment			
GRI 3: Material Topics 2021	3-3 Management of material topics	Our People	
GRI 401: Employment 2016	401-1 New employee hires and employee turnover	Diversity, Equity, and Inclusion / Gender Representation / Talent Attraction and Retention / Appendix: Our People	
	401-2 Benefits provided to full-time employees that are not provided to temporary or part-time employees	Regency Centers Careers	
	401-3 Parental leave	Appendix: Our People	
Occupational Health and Safety			
GRI 3: Material Topics 2021	3-3 Management of material topics	Health, Safety, and Well-Being	

GRI™ INDEX

GRI STANDARD/ OTHER SOURCE	DISCLOSURE	LOCATION	REGENCY RESPONSE
GRI 403: Occupational Health and Safety 2018	403-1 Occupational health and safety management system	-	Once HR or Risk Management is notified of a work-related accident or injury to an employee, it is reported to the workers' compensation carrier to determine whether a claim needs to be filed. The incident is also reported in HR's HRIS system in order to comply with annual OSHA reporting requirements. Regency does not manage work-related accident or injury processes in workplaces outside our operational control but we do work with contractors to ensure they meet all legal requirement with respect to their workers' health and safety.
	403-2 Hazard identification, risk assessment, and incident investigation	-	Employees are encouraged to report any accidents, injuries or issues to their managers, HR and/or Risk Management, and are regularly advised that their health and safety is a priority. HR and Risk Management undertake rigorous investigation of any accident or injury within the workplace. If an accident or injury occurs we investigate and update our processes accordingly.
	403-3 Occupational health services	Regency's CR Policies and Practices p. 6	
	403-4 Worker participation, consultation, and communication on occupational health and safety	Health, Safety, and Well-Being / Regency's CR Policies and Practices p. 6	
	403-5 Worker training on occupational health and safety	-	Regency conducts due diligence on vendors and contractors to ensure they meet applicable requirements and have regular reviews with contractors on our development and redevelopment sites to ensure ongoing training and requirements are met.
	403-6 Promotion of worker health	Health, Safety, and Well-Being	
	403-7 Prevention and mitigation of occupational health and safety impacts directly linked by business relationships	Regency's CR Policies and Practices p. 6	
	403-8 Workers covered by an occupational health and safety management system	-	100% of Regency employees
	403-9 Work-related injuries	Appendix: Our People	
	403-10 Work-related ill health	Appendix: Our People	
Training and Education			
GRI 3: Material Topics 2021	3-3 Management of material topics	Professional Training and Development	



SASB INDEX

Topic	Accounting Metric	Code	Unit	Regency Response Or Report Reference
Energy Management	Energy consumption data coverage as a percentage of total floor area, by property subsector	IF-RE-130a.1	% by floor area	Areas Purchased by Landlord include 100% Common Area, such as parking lots and exterior landscaped areas, as well as 6% as Vacancy spaces (a). We have visibility of 31% of our energy consumption is Purchased by Tenant (b).
	(1) Total energy consumed by portfolio area with data coverage, (2) percentage grid electricity, and (3) percentage renewable, by property subsector	IF-RE-130a.2	GJ, %	(1)(a) 284,548 (b) 870,114 (2)(a) 88 (3)(a) 0
	Like-for-like percentage change in energy consumption for the portfolio area with data coverage, by property subsector	IF-RE-130a.3	%	(1)(a) -4%
	Percentage of eligible portfolio that (1) has an energy rating and (2) is certified to ENERGY STAR, by property subsector	IF-RE-130a.4	% by floor area	-
	Description of how building energy management considerations are integrated into property investment analysis and operational strategy	IF-RE-130a.5		Our operations teams work with our Vice President of Sustainability to identify opportunities to improve energy efficiency and manage any energy risks at our properties. A coordinated roll out of LED lighting and other energy efficiency initiatives at our centers is being implemented through our property managers with the support of the Sustainability team and our Sustainability Corporate Guidelines ensure our operations team is up to date on best-in-class practices for operational energy efficiency. Energy management is a key consideration when we analyze investments. Our investments team visit all properties and review the financials, including operating costs, as part of the due diligence process. Green building and energy certifications and ratings are also considered, as well as any capital improvements required to ensure energy management is consistent with best practice at our other centers. Our Green Building Standard ensures that developments and redevelopments at our properties apply leading energy efficiency protocols. Environmental Stewardship: Energy Performance

SASB INDEX

Topic	Accounting Metric	Code	Unit	Regency Response Or Report Reference
Water Management	Water withdrawal data coverage as a percentage of (1) total floor area and (2) floor area in regions with High or Extremely High Baseline Water Stress, by property subsector	IF-RE-140a.1	% by floor area	(1) Areas Purchased by Landlord include 100% Common Area, such as parking lots and exterior landscaped areas, as well as 6% as Vacancy spaces. (2) 34%
	(1) Total water withdrawn by portfolio area with data coverage and (2) percentage in regions with High or Extremely High Baseline Water Stress, by property subsector	IF-RE-140a.2	m3, %	(1) 1,548,295 (2) 35%
	Like-for-like percentage change in water withdrawn for portfolio area with data coverage, by property subsector	IF-RE-140a.3	%	(a) -6.78%
	Description of water management risks and discussion of strategies and practices to mitigate those risks	IF-RE-140a.4		The water-related environmental risks and constraints we face are those of urban neighborhoods. We do not consider water quality a significant risk to our business. However, costs of municipal water have, and are projected to continue to rise making increased operational costs associated with water use a likelihood. Additionally, we face regulatory risks as locations in water stress impose limits and other constraints on local water use. We are committed to minimizing these risks and the primary way in which we do this is by minimizing our use and increasing conservation efforts at our properties. Environmental Stewardship: Water Conservation
Management of Tenant Sustainability Impacts	(1) Percentage of new leases that contain a cost recovery clause for resource efficiency-related capital improvements and (2) associated leased floor area, by property subsector	IF-RE-410a.1	% by floor area, ft2	100% of our form leases
	Percentage of tenants that are separately metered or submetered for (1) grid electricity consumption and (2) water withdrawals, by property subsector	IF-RE-410a.2	% by floor area	(1) 100% (2) 100%
	Discussion of approach to measuring, incentivizing, and improving sustainability impacts of tenants	IF-RE-410a.3		Our leasing arrangements do not enable us to monitor or directly impact our tenants' sustainability measures. However, we take every opportunity to engage with them and provide leadership on sustainability. Our form leases are 'green leases' and contain a number of clauses that promote sustainability measures including a cost recovery clause for sustainability-related capital improvements. We provide all tenants with a Sustainability Guide upon commencement of their lease and this includes tips and advice on energy and water conservation as well as recycling.

SASB INDEX

Topic	Accounting Metric	Code	Unit	Regency Response Or Report Reference
Climate Change Adaptation	Area of properties located in 100-year flood zones, by property subsector	IF-RE-450a.1	ft ²	7%
	Description of climate change risk exposure analysis, degree of systematic portfolio exposure, and strategies for mitigating risks	IF-RE-450a.2		Environmental Stewardship
SASB Activity Metric	Number of assets, by property subsector ⁽²⁾	IF-RE-000.A		441
	Leasable floor area, by property subsector ⁽³⁾	IF-RE-000.B		51,119,083
	Percentage of indirectly managed assets, by property subsector ⁽⁴⁾	IF-RE-000.C		0
	Average occupancy rate, by property subsector ⁽⁵⁾	IF-RE-000.D		0.94

(2) Note to IF-RE-000.A - Number of assets shall include the number of distinct real estate property or building assets and is aligned with the 2018 GRESB Real Estate Assessment Reference Guide. Number of assets shall be disclosed separately for each portion of the entity's portfolio where properties are classified into subsectors that are aligned with the FTSE Nareit Classification Structure. The total number of assets reported across all subsectors can exceed the actual number of assets due to the fact that mixed-use assets can be reported in multiple subsectors.

(3) Note to IF-RE-000.B - Leasable floor area shall be disclosed separately for each portion of the entity's portfolio where properties are classified into subsectors that are aligned with the FTSE Nareit Classification Structure. Number of units may be used in place of floor area in the Apartments and Lodging/Resorts property subsectors when floor area is not available.

(4) Note to IF-RE-000.C -The definition of "indirectly managed assets" is solely based on the landlord/tenant relationship and is aligned with the 2018 GRESB Real Estate Assessment Reference Guide: "Where a single tenant has the sole authority to introduce and implement operating and/or environmental policies and measures, the tenant should be assumed to have operational control, so [the asset] should be considered to be an Indirectly Managed Asset." Percentage of indirectly managed assets shall be disclosed separately for each portion of the entity's portfolio where properties are classified into subsectors that are aligned with the FTSE Nareit Classification Structure.

(5) Note to IF-RE-000.D - Average occupancy rate shall be disclosed separately for each portion of the entity's portfolio where properties are classified into subsectors that are aligned with the FTSE Nareit Classification Structure.

TCFD INDEX

Topic	DESCRIPTION	Regency Response Or Report Reference
Governance	Disclose the board’s oversight of climate-related risks and opportunities.	Climate Change: Governance
	Describe management’s role in assessing and managing climate-related risks and opportunities.	Climate Change: Governance
Strategy	Describe the climate-related risks and opportunities the organization has identified over the short, medium, and long term.	Climate Change: Strategy
	Describe the impact of climate-related risks and opportunities on the organization’s businesses, strategy, and financial planning.	Climate Change: Strategy
	Describe the resilience of the organization’s strategy, taking into consideration different climate-related scenarios, including a 2°C or lower scenario.	Climate Change: Strategy
Risk Management	Describe the organization’s processes for identifying and assessing climate-related risks.	Climate Change: Risk Management
	Describe the organization’s processes for managing climate related risks.	Climate Change: Risk Management
	Describe how processes for identifying, assessing, and managing climate-related risks are integrated into the organization’s overall risk management.	Climate Change: Risk Management
Metrics and Targets	Disclose the metrics used by the organization to assess climate-related risks and opportunities in line with its strategy and risk management process.	Climate Change: Physical and Transitional Risk / Metrics and Targets / Greenhouse Gas Emissions / Reduction Strategy / Appendix
	Disclose Scope 1, Scope 2, and, if appropriate, Scope 3 greenhouse gas (GHG) emissions, and the related risks.	Climate Change: Physical and Transitional Risk / Metrics and Targets / Greenhouse Gas Emissions / Reduction Strategy / Supply Chain Visibility / Appendix
	Describe the targets used by the organization to manage climate-related risks and opportunities and performance against targets.	Company-wide Goals and Progress / Greenhouse Gas Emissions / Reduction Strategy / Supply Chain Visibility / Appendix



U.N. SD Goals

SDG	United Nations Target	Regency's Actions And Report Reference
<p>3 GOOD HEALTH AND WELL BEING</p>	<p>Ensure healthy lives and promote well-being for all at all ages</p>	<p>Our people are our most fundamental asset. We provide a comprehensive wellness program and benefits and strive for a work environment that is safe and healthy. Our community partnerships are similarly focused on promoting health and well-being for all. Our People, Health, Safety, and Well-Being</p>
<p>5 GENDER EQUALITY</p>	<p>Ensure women's full and effective participation and equal opportunities for leadership at all levels of decision making in political, economic and public life.</p>	<p>We are committed to cultivating an inclusive culture and advancing DEI in our organization, operations, and communities. Our leadership sets a consistent and transparent tone on DEI inside and outside the Company. Our People</p>
<p>11 SUSTAINABLE CITIES AND COMMUNITIES</p>	<p>By 2030, significantly reduce the number of people affected and substantially decrease the direct economic losses caused by disasters, with a focus on protecting the poor and people in vulnerable situations.</p>	<p>Center experience is a key focus at Regency. Our Operations team strives to make our centers safe, inclusive, dynamic environments for the surrounding neighborhoods and communities. In addition, we implement our green building standard, plan for resilience and drive sustainable resource use. Environmental Sustainability</p>
<p>12 RESPONSIBLE CONSUMPTION AND PRODUCTION</p>	<p>Ensure sustainable consumption and production patterns</p>	<p>Responsible environmental stewardship and pursuing sustainable operations have always been our Corporate Responsibility Program's key components. We have ambitious near- and long-term targets to reduce our environmental impact. Company-wide Goals and Progress</p>
<p>13 CLIMATE ACTION</p>	<p>Integrate climate change measures into policies, strategies and planning. Strengthen resilience and adaptive capacity to climate related hazards and natural disasters in all countries.</p>	<p>Climate change is a significant issue for our nation and our planet. Our environmental targets demonstrate our commitment to combat climate change. 2021 Goals and Progress, Company-wide Goals and Progress, Environmental Stewardship</p>



External Statement of Verification

Scope

Regency Centers (also referred to as “Responsible Party”) engaged Cventure LLC (also referred to as “Verifier”) to conduct a verification review of Regency Centers’ 2022 corporate greenhouse gas (GHG) emissions inventory, energy consumption, water withdrawal, and waste disposal. This verification review included the underlying supporting evidence detailing the GHG emissions inventory and other environmental metrics, and activities under Regency Centers operational control; in relevant source documents, over the reporting period January 1, 2022 to December 31, 2022 inclusive. This includes the 2022 Regency Centers Corporate Responsibility Report. These elements are collectively referred to as the “Assertion” for the purposes of this statement.

The Responsible Party is responsible for the preparation and presentation of the information within the Assertion. The Verifier’s responsibility is to express a conclusion as to whether anything has come to our attention to suggest that the Assertion is not fairly stated, as measured against suitable criteria; in this case, in accordance with generally accepted GHG accounting and reporting standards, i.e., The Greenhouse Gas Protocol, A Corporate Accounting and Reporting Standard, Revised Edition, WRI/WBCSD, March 2004. The intended users of this statement include Regency Centers stakeholders and members of the public.

Independence

Cventure’s managers are independent, experienced verification practitioners who were not involved in the preparation of any of Regency Centers GHG emissions inventory, energy usage, water consumption, and waste disposal metrics data, as reported in the Assertion. We did not participate in any associated GHG emissions and other environmental metrics activity and characteristic data collection, management, or reporting activities; nor the development of activity data or associated emissions and usage estimates, or any subsequent assertions made by Regency Centers. Cventure has not provided any services to the Responsible Party which could compromise our independence as a third party verifier. Cventure disclaims any liability for any decision made by third parties based on this Verification Statement.

Methodology

We conducted our verification review of the Regency Centers 2022 GHG emissions inventory and other environmental metrics in accordance with Tier II of the ERT standard: “Corporate Greenhouse Gas Verification Guideline”, a CDP- and GRESB-approved verification standard, including its associated modules for verifying GHG emissions, activity data, reporting boundaries, and characteristic data. Cventure verified the following environmental metrics:

- Direct (Scope 1) and Indirect (Scope 2) Greenhouse Gas Emissions, including:
 - Scope 2: Location-Based
 - Scope 2: Market-Based (including Renewable Energy Certificates [RECs] impacts)
 - Total Scope 1 + Scope 2
- Optional Scope 3 GHG emissions:
 - Waste generated in operations
 - Total waste disposed, diverted, and recycled
- Direct Energy Consumption (fossil fuels consumed)
- Indirect Energy Consumption (non-renewable purchased electricity)
- Total water withdrawal/consumption:
 - Water usage
 - Irrigation
- Like-for-Like (L4L) % differences from 2021 to 2022, based on GRESB definitions for L4L analyses and reporting:
 - GHG emissions
 - Energy usage:
 - Electricity
 - Natural Gas
 - Water total consumption
 - Waste diversion

This verification level is appropriate for basic voluntary reporting purposes, including stakeholder reporting and other external communications, and voluntary efforts for which there are no imminent regulatory requirements for GHG emissions compliance, as is the position for Regency Centers. It is intended to support baseline determinations and assessments of the entity-wide performance of GHG emissions/energy use/waste reduction initiatives, as implemented by Regency Centers.

We planned and performed our GHG emissions inventory verification work to provide a limited level of assurance, that the GHG emissions and other environmental metrics data in the Assertion are materially correct, with respect to the quality and reliability of disclosed information on environmental and energy metrics performance, and their respective underlying data.

Cventure reviewed Regency Centers’ Assertion, and associated supporting documentation, with review criteria based on The Greenhouse Gas Protocol, and believe that our work provides a sound basis for our conclusion. No material errors or omissions were identified by Cventure during the course of this verification program.

Conclusion

Based on our overall verification review and assessment procedures undertaken, Cventure finds that Regency Centers has the corporate GHG emissions and environmental metrics reporting systems and processes in place, including data collection and management, degree of disclosure transparency, and accuracy of calculations and reporting, which are necessary to demonstrate the reliability of their associated GHG and environmental performance information. Cventure also finds that the Regency Centers FY2022 (January 1, 2022 – December 31, 2022) GHG emissions inventory conforms to generally accepted GHG accounting standards, and that their GHG emissions and other environmental metrics performance information are complete and accurate.

Nothing has come to our attention that causes us to believe that the Assertion is materially misstated. The GHG emissions estimates and other environmental metrics reporting data were calculated and presented in a consistent and transparent manner, and were found to be a fair and accurate representation of Regency Centers’ actual conditions, and are free from material misstatement. Cventure has found no evidence that the above GHG emissions and environmental metrics’ data, as reported in the 2022 Regency Centers Corporate Responsibility Report, are not materially correct; and no evidence that the Assertion is not consistent with Regency Centers’ corporate GHG emissions and environmental metrics position, with a limited level of assurance.

Kevin L. Johnson
Lead Verifier, Manager Member
Cventure LLC

(1) At a ten (10) percent materiality threshold.