

Internal Control Over Financial Reporting

MANAGEMENT'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING

Management of Brookfield Asset Management Inc. (Brookfield) is responsible for establishing and maintaining adequate internal control over financial reporting. Internal control over financial reporting is a process designed by, or under the supervision of, the Chief Executive Officer and the Chief Financial Officer and effected by the Board of Directors, management and other personnel to provide reasonable assurance regarding the reliability of financial reporting and the preparation of financial statements for external purposes in accordance with International Financial Reporting Standards as issued by the International Accounting Standards Board as defined in Regulation 240.13a-15(f) or 240.15d-15(f).

Management assessed the effectiveness of Brookfield's internal control over financial reporting as of December 31, 2021, based on the criteria set forth in *Internal Control – Integrated Framework (2013)* issued by the Committee of Sponsoring Organizations of the Treadway Commission. Based on this assessment, management concludes that, as of December 31, 2021, Brookfield's internal control over financial reporting is effective. Management excluded from its assessment the internal control over financial reporting at Inter Pipeline Ltd., Everise Holdings Pte Ltd., Aldo Componentes Eletrônicos LTDA, DexKo Global Inc., Modulaire Investments 2 S.à r.l., Hospitality Investors Trust, the portfolio of life sciences assets in the U.K., the 845 MW wind portfolio in the U.S. and the 360 MW distributed generation portfolio in the U.S., which were acquired during 2021, and whose total assets, net assets, revenues and net income constitute approximately 9%, 8%, 3% and less than 1%, respectively, of the consolidated financial statement amounts as of and for the year ended December 31, 2021.

Brookfield's internal control over financial reporting as of December 31, 2021, has been audited by Deloitte LLP, the Independent Registered Public Accounting Firm, who also audited Brookfield's consolidated financial statements for the year ended December 31, 2021. As stated in the Report of Independent Registered Public Accounting Firm, Deloitte LLP expressed an unqualified opinion on the effectiveness of Brookfield's internal control over financial reporting as of December 31, 2021.



Bruce Flatt
Chief Executive Officer



Nicholas Goodman
Chief Financial Officer

March 30, 2022
Toronto, Canada

REPORT OF INDEPENDENT REGISTERED PUBLIC ACCOUNTING FIRM

To the Shareholders and the Board of Directors of Brookfield Asset Management Inc.

Opinion on Internal Control over Financial Reporting

We have audited the internal control over financial reporting of Brookfield Asset Management Inc. and subsidiaries (the “Company”) as of December 31, 2021, based on criteria established in *Internal Control — Integrated Framework (2013)* issued by the Committee of Sponsoring Organizations of the Treadway Commission (COSO). In our opinion, the Company maintained, in all material respects, effective internal control over financial reporting as of December 31, 2021, based on criteria established in *Internal Control — Integrated Framework (2013)* issued by COSO.

We have also audited, in accordance with the standards of the Public Company Accounting Oversight Board (United States) (PCAOB), the consolidated financial statements as of and for the year ended December 31, 2021 of the Company and our report dated March 30, 2022, expressed an unqualified opinion on those financial statements.

As described in Management’s Report on Internal Control Over Financial Reporting, management excluded from its assessment the internal control over financial reporting at Inter Pipeline Ltd., Everise Holdings Pte Ltd., Aldo Componentes Eletrônicos LTDA, DexKo Global Inc., Modulaire Investments 2 S.à r.l., Hospitality Investors Trust, the portfolio of life sciences assets in the U.K., the 845 MW wind portfolio in the U.S., and the 360 MW distributed generation portfolio in the U.S., which were acquired during 2021, and whose financial statements constitute, in aggregate, 9% of total assets, 8% of net assets, 3% of revenues, and less than 1% of net income of the consolidated financial statement amounts as of and for the year ended December 31, 2021. Accordingly, our audit did not include the internal control over financial reporting at Inter Pipeline Ltd., Everise Holdings Pte Ltd., Aldo Componentes Eletrônicos LTDA, DexKo Global Inc., Modulaire Investments 2 S.à r.l., Hospitality Investors Trust, the portfolio of life sciences assets in the U.K., the 845 MW wind portfolio in the U.S., and the 360 MW distributed generation portfolio in the U.S.

Basis for Opinion

The Company’s management is responsible for maintaining effective internal control over financial reporting and for its assessment of the effectiveness of internal control over financial reporting, included in the accompanying Management’s Report on Internal Control Over Financial Reporting. Our responsibility is to express an opinion on the Company’s internal control over financial reporting based on our audit. We are a public accounting firm registered with the PCAOB and are required to be independent with respect to the Company in accordance with the U.S. federal securities laws and the applicable rules and regulations of the Securities and Exchange Commission and the PCAOB.

We conducted our audit in accordance with the standards of the PCAOB. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether effective internal control over financial reporting was maintained in all material respects. Our audit included obtaining an understanding of internal control over financial reporting, assessing the risk that a material weakness exists, testing and evaluating the design and operating effectiveness of internal control based on the assessed risk, and performing such other procedures as we considered necessary in the circumstances. We believe that our audit provides a reasonable basis for our opinion.

Definition and Limitations of Internal Control over Financial Reporting

A company's internal control over financial reporting is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of financial statements for external purposes in accordance with generally accepted accounting principles. A company's internal control over financial reporting includes those policies and procedures that (1) pertain to the maintenance of records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the company; (2) provide reasonable assurance that transactions are recorded as necessary to permit preparation of financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the company are being made only in accordance with authorizations of management and directors of the company; and (3) provide reasonable assurance regarding prevention or timely detection of unauthorized acquisition, use, or disposition of the company's assets that could have a material effect on the financial statements.

Because of its inherent limitations, internal control over financial reporting may not prevent or detect misstatements. Also, projections of any evaluation of effectiveness to future periods are subject to the risk that controls may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

/s/ Deloitte LLP

Chartered Professional Accountants
Licensed Public Accountants

Toronto, Canada
March 30, 2022

MANAGEMENT'S RESPONSIBILITY FOR THE FINANCIAL STATEMENTS

The accompanying consolidated financial statements and other financial information in this Annual Report have been prepared by the company's management which is responsible for their integrity, consistency, objectivity and reliability. To fulfill this responsibility, the company maintains policies, procedures and systems of internal control to ensure that its reporting practices and accounting and administrative procedures are appropriate to provide a high degree of assurance that is relevant and reliable financial information is produced and assets are safeguarded. These controls include the careful selection and training of employees, the establishment of well-defined areas of responsibility and accountability for performance, and the communication of policies and code of conduct throughout the company. In addition, the company maintains an internal audit group that conducts periodic audits of the company's operations. The Chief Internal Auditor has full access to the Audit Committee.

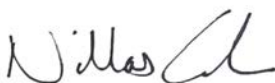
These consolidated financial statements have been prepared in conformity with International Financial Reporting Standards as issued by the International Accounting Standards Board and, where appropriate, reflect estimates based on management's judgment. The financial information presented throughout this Annual Report is consistent with the information contained in the accompanying consolidated financial statements.

Deloitte LLP, the Independent Registered Public Accounting Firm appointed by the shareholders, have audited the consolidated financial statements set out on pages 149 through 238 in accordance with the standards of the Public Company Accounting Oversight Board (United States) to enable them to express to the shareholders and the board of directors their opinion on the consolidated financial statements. Their report is set out on the following page.

The consolidated financial statements have been further reviewed and approved by the Board of Directors acting through its Audit Committee, which is comprised of directors who are neither officers nor employees of the company. The Audit Committee, which meets with the auditors and management to review the activities of each and reports to the Board of Directors, oversees management's responsibilities for the financial reporting and internal control systems. The auditors have full and direct access to the Audit Committee and meet periodically with the committee both with and without management present to discuss their audit and related findings.



Bruce Flatt
Chief Executive Officer



Nicholas Goodman
Chief Financial Officer

March 30, 2022
Toronto, Canada

REPORT OF INDEPENDENT REGISTERED PUBLIC ACCOUNTING FIRM

To the Shareholders and the Board of Directors of Brookfield Asset Management Inc.

Opinion on the Financial Statements

We have audited the accompanying consolidated balance sheets of Brookfield Asset Management Inc. and subsidiaries (the “Company”) as of December 31, 2021 and 2020, the related consolidated statements of operations, comprehensive income, changes in equity, and cash flows, for each of the two years in the period ended December 31, 2021, and the related notes (collectively referred to as the “financial statements”). In our opinion, the financial statements present fairly, in all material respects, the financial position of the Company as of December 31, 2021 and 2020, and its financial performance and its cash flows for each of the two years in the period ended December 31, 2021, in accordance with International Financial Reporting Standards as issued by the International Accounting Standards Board.

We have also audited, in accordance with the standards of the Public Company Accounting Oversight Board (United States) (PCAOB), the Company’s internal control over financial reporting as of December 31, 2021, based on criteria established in *Internal Control — Integrated Framework (2013)* issued by the Committee of Sponsoring Organizations of the Treadway Commission and our report dated March 30, 2022, expressed an unqualified opinion on the Company’s internal control over financial reporting.

Basis for Opinion

These financial statements are the responsibility of the Company’s management. Our responsibility is to express an opinion on the Company’s financial statements based on our audits. We are a public accounting firm registered with the PCAOB and are required to be independent with respect to the Company in accordance with the U.S. federal securities laws and the applicable rules and regulations of the Securities and Exchange Commission and the PCAOB.

We conducted our audits in accordance with the standards of the PCAOB. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether due to error or fraud. Our audits included performing procedures to assess the risks of material misstatement of the financial statements, whether due to error or fraud, and performing procedures that respond to those risks. Such procedures included examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements. Our audits also included evaluating the accounting principles used and significant estimates made by management, as well as evaluating the overall presentation of the financial statements. We believe that our audits provide a reasonable basis for our opinion.

Critical Audit Matters

The critical audit matters communicated below are matters arising from the current-period audit of the financial statements that were communicated or required to be communicated to the audit committee and that (1) relate to accounts or disclosures that are material to the financial statements and (2) involved our especially challenging, subjective, or complex judgments. The communication of critical audit matters does not alter in any way our opinion on the financial statements, taken as a whole, and we are not, by communicating the critical audit matters below, providing separate opinions on the critical audit matters or on the accounts or disclosures to which they relate.

Fair Value of Investment Properties and Property, Plant and Equipment – Refer to Notes 2(h)(i), 2(h)(ii), 11, and 12 to the financial statements

Critical Audit Matter Description

The Company has elected the fair value model for investment properties and the revaluation model for certain classes of property, plant and equipment, namely the Company’s renewable power generating, utilities, transport, midstream, data, and hospitality operating assets. The Company measures these assets at fair value or revalued amount subsequent to initial recognition on the balance sheet.

The investment properties and certain classes of property, plant and equipment have limited observable market activity, which requires management to make significant estimates and assumptions in the determination of fair value. The estimates and assumptions with the highest degree of subjectivity and impact on fair values are future expected market rents and revenues, operating margins, terminal value multiples, terminal capitalization rates, and discount rates. Auditing these estimates and assumptions required a high degree of auditor judgment as the estimations made by management contains significant measurement uncertainty. This resulted in an increased extent of audit effort, including the need to involve fair value specialists.

How the Critical Audit Matter Was Addressed in the Audit

Our audit procedures related to future expected market rents and revenues, operating margins, terminal value multiples, terminal capitalization rates, and discount rates of investment properties and certain classes of property, plant and equipment included the following, among others:

- Evaluated the effectiveness of controls, including those related to management’s process for determining investment properties and certain classes of property, plant and equipment fair values including those over determining future expected market rents and revenues, operating margins, terminal value multiples, terminal capitalization rates, and discount rates.
- Tested management’s future expected market rents and revenues, operating margins, terminal value multiples, terminal capitalization rates, and discount rates through independent analysis and comparison to external sources including objective contractual information, and observable economic indicators, where applicable.
- Evaluated management’s ability to accurately estimate fair value and future expected market rents and revenues and operating margins by comparing management’s historical fair value estimates to market transactions and forecasts to actual results.
- Evaluated the impact of current market events and conditions, including relevant comparable transactions, on the assumptions used by management.
- With the assistance of fair value specialists, evaluated the reasonableness of management’s determination of terminal value multiples, terminal capitalization rates, and discount rates by (1) testing the source information underlying the determination of terminal value multiples, terminal capitalization rates, and discount rates; (2) developing a range of independent estimates and comparing those to the terminal value multiples, terminal capitalization rates, and discount rates selected by management; and (3) considering recent market transactions and industry surveys.

Acquisition of Inter Pipeline Ltd. – Refer to Notes 2(d)(i), 2(r), and 5 to the financial statements

Critical Audit Matter Description

The Company acquired several businesses during the year. When each business was acquired, the Company assessed the degree of influence it exerted and whether it had control. Once it was established that control existed, the Company accounted for the business combination using the acquisition method of accounting. The purchase price of each acquisition was allocated to the assets acquired and liabilities assumed based on their respective fair values at the date of acquisition.

While there were several estimates made by management in the determination of the fair value of the assets acquired and the liabilities assumed, the estimates with the greatest measurement uncertainty for the acquisition of Inter Pipeline Ltd. (“IPL”) were forecasted revenue and discount rates in the valuation of certain property, plant and equipment and intangible assets. Auditing these estimates required a high degree of auditor judgment and this resulted in an increased extent of audit effort, including the involvement of fair value specialists.

How the Critical Audit Matter Was Addressed in the Audit

Our audit procedures related to the estimates made by management in the acquisition of IPL businesses included the following, among others:

- Evaluated the effectiveness of controls over management’s process for determining the fair value of property, plant and equipment and intangible assets, including those over forecasted revenue and discount rates.
- With the assistance of capital project specialists, evaluated the reasonableness of management’s forecasted revenue used in the valuation of property, plant and equipment by comparing the projections to engineering reports, analyst industry reports and evidence obtained in other areas of the audit.
- With the assistance of fair value specialists, evaluated the reasonableness of the discount rates used in the valuation of property, plant and equipment and intangible assets, including testing the source information underlying the determination of the discount rates, testing the mathematical accuracy of the calculation, and developing a range of independent estimates, comparing it to the discount rates selected by management.

/s/ Deloitte LLP

Chartered Professional Accountants
Licensed Public Accountants

Toronto, Canada
March 30, 2022

We have served as the Company’s auditor since 1971.

Consolidated Financial Statements

CONSOLIDATED BALANCE SHEETS

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Assets			
Cash and cash equivalents	6	\$ 12,694	\$ 9,933
Other financial assets	6	16,546	17,730
Accounts receivable and other	7	21,760	18,928
Inventory	8	11,415	10,360
Assets classified as held for sale	9	11,958	5,917
Equity accounted investments	10	46,100	41,327
Investment properties	11	100,865	96,782
Property, plant and equipment	12	115,489	100,009
Intangible assets	13	30,609	24,658
Goodwill	14	20,227	14,714
Deferred income tax assets	15	3,340	3,338
Total assets		\$ 391,003	\$ 343,696
Liabilities and equity			
Corporate borrowings	16	\$ 10,875	\$ 9,077
Accounts payable and other	17	52,546	50,682
Liabilities associated with assets classified as held for sale	9	3,148	2,359
Non-recourse borrowings of managed entities	18	165,057	139,324
Deferred income tax liabilities	15	20,328	15,913
Subsidiary equity obligations	19	4,308	3,699
Equity			
Preferred equity	21	4,145	4,145
Non-controlling interests	21	88,386	86,804
Common equity	21	42,210	31,693
Total equity		134,741	122,642
Total liabilities and equity		\$ 391,003	\$ 343,696

CONSOLIDATED STATEMENTS OF OPERATIONS

FOR THE YEARS ENDED DEC. 31
(MILLIONS, EXCEPT PER SHARE AMOUNTS)

	Note	2021	2020
Revenues	22	\$ 75,731	\$ 62,752
Direct costs	23	(64,000)	(53,177)
Other income and gains		3,099	785
Equity accounted income (loss)	10	2,451	(79)
Expenses			
Interest		(7,604)	(7,213)
Corporate costs		(116)	(101)
Fair value changes	24	5,151	(1,423)
Income taxes	15	(2,324)	(837)
Net income		<u>\$ 12,388</u>	<u>\$ 707</u>
Net income (loss) attributable to:			
Shareholders		\$ 3,966	\$ (134)
Non-controlling interests		8,422	841
		<u>\$ 12,388</u>	<u>\$ 707</u>
Net income (loss) per share:			
Diluted	21	\$ 2.39	\$ (0.12)
Basic	21	<u>2.47</u>	<u>(0.12)</u>

CONSOLIDATED STATEMENTS OF COMPREHENSIVE INCOME

FOR THE YEARS ENDED DEC. 31
(MILLIONS)

	Note	2021	2020
Net income		\$ 12,388	\$ 707
Other comprehensive income (loss)			
Items that may be reclassified to net income			
Financial contracts and power sale agreements		517	(218)
Marketable securities		214	285
Equity accounted investments	10	43	(82)
Foreign currency translation		(1,910)	(1,294)
Income taxes	15	(64)	(38)
		(1,200)	(1,347)
Items that will not be reclassified to net income			
Revaluation of property, plant and equipment	12	6,135	4,794
Revaluation of pension obligations	17	545	(298)
Equity accounted investments	10	893	36
Marketable securities		568	316
Income taxes	15	(1,707)	(1,188)
		6,434	3,660
Other comprehensive income		5,234	2,313
Comprehensive income		\$ 17,622	\$ 3,020
Attributable to:			
Shareholders			
Net income (loss)		\$ 3,966	\$ (134)
Other comprehensive income		1,844	818
Comprehensive income		\$ 5,810	\$ 684
Non-controlling interests			
Net income		\$ 8,422	\$ 841
Other comprehensive income		3,390	1,495
Comprehensive income		\$ 11,812	\$ 2,336

CONSOLIDATED STATEMENTS OF CHANGES IN EQUITY

AS AT AND FOR THE YEAR ENDED DEC. 31, 2021 (MILLIONS)	Accumulated Other Comprehensive Income (Loss)							Total Common Equity	Preferred Equity	Non- controlling Interests	Total Equity
	Common Share Capital	Contributed Surplus	Retained Earnings	Ownership Changes ¹	Revaluation Surplus	Currency Translation	Other Reserves ²				
Balance as at December 31, 2020	\$ 7,368	\$ 285	\$ 15,178	\$ 2,691	\$ 7,530	\$ (2,133)	\$ 774	\$ 31,693	\$ 4,145	\$ 86,804	\$ 122,642
Changes in year:											
Net income	—	—	3,966	—	—	—	—	3,966	—	8,422	12,388
Other comprehensive income (loss)	—	—	—	—	1,502	(318)	660	1,844	—	3,390	5,234
Comprehensive income (loss)	—	—	3,966	—	1,502	(318)	660	5,810	—	11,812	17,622
Shareholder distributions											
Common equity	—	—	(1,338)	—	—	—	—	(1,338)	—	—	(1,338)
Preferred equity	—	—	(148)	—	—	—	—	(148)	—	—	(148)
Non-controlling interests	—	—	—	—	—	—	—	—	—	(8,163)	(8,163)
Other items											
Equity issuances, net of redemptions	3,170	(32)	(325)	—	—	—	—	2,813	—	2,468	5,281
Share-based compensation	—	67	(21)	—	—	—	—	46	—	—	46
Ownership changes	—	—	393	3,552	(751)	164	(24)	3,334	—	(4,535)	(1,201)
Total change in year	3,170	35	2,527	3,552	751	(154)	636	10,517	—	1,582	12,099
Balance as at December 31, 2021	\$ 10,538	\$ 320	\$ 17,705	\$ 6,243	\$ 8,281	\$ (2,287)	\$ 1,410	\$ 42,210	\$ 4,145	\$ 88,386	\$ 134,741

1. Includes gains or losses on changes in ownership interests of consolidated subsidiaries.
2. Includes changes in fair value of marketable securities, cash flow hedges, actuarial changes on pension plans and equity accounted other comprehensive income, net of associated income taxes.

AS AT AND FOR THE YEAR ENDED DEC. 31, 2020 (MILLIONS)	Accumulated Other Comprehensive Income (Loss)							Total Common Equity	Preferred Equity	Non- controlling Interests	Total Equity
	Common Share Capital	Contributed Surplus	Retained Earnings	Ownership Changes ¹	Revaluation Surplus	Currency Translation	Other Reserves ²				
Balance as at December 31, 2019	\$ 7,305	\$ 286	\$ 16,026	\$ 1,010	\$ 7,876	\$ (2,017)	\$ 382	\$ 30,868	\$ 4,145	\$ 81,833	\$ 116,846
Changes in year:											
Net (loss) income	—	—	(134)	—	—	—	—	(134)	—	841	707
Other comprehensive income (loss)	—	—	—	—	1,005	(332)	145	818	—	1,495	2,313
Comprehensive (loss) income	—	—	(134)	—	1,005	(332)	145	684	—	2,336	3,020
Shareholder distributions											
Common equity	—	—	(726)	—	—	—	—	(726)	—	—	(726)
Preferred equity	—	—	(141)	—	—	—	—	(141)	—	—	(141)
Non-controlling interests	—	—	—	—	—	—	—	—	—	(6,493)	(6,493)
Other items											
Equity issuances, net of redemptions	63	(60)	(273)	—	—	—	—	(270)	—	12,719	12,449
Share-based compensation	—	59	(23)	—	—	—	—	36	—	—	36
Ownership changes	—	—	449	1,681	(1,351)	216	247	1,242	—	(3,591)	(2,349)
Total change in year	63	(1)	(848)	1,681	(346)	(116)	392	825	—	4,971	5,796
Balance as at December 31, 2020	\$ 7,368	\$ 285	\$ 15,178	\$ 2,691	\$ 7,530	\$ (2,133)	\$ 774	\$ 31,693	\$ 4,145	\$ 86,804	\$ 122,642

1. Includes gains or losses on changes in ownership interests of consolidated subsidiaries.
2. Includes changes in fair value of marketable securities, cash flow hedges, actuarial changes on pension plans and equity accounted other comprehensive income, net of associated income taxes.

CONSOLIDATED STATEMENTS OF CASH FLOWS

FOR THE YEARS ENDED DEC. 31
(MILLIONS)

	Note	2021	2020
Operating activities			
Net income		\$ 12,388	\$ 707
Other income and gains		(3,099)	(785)
Share of undistributed equity accounted (earnings) loss		(693)	1,347
Fair value changes	24	(5,151)	1,423
Depreciation and amortization	23	6,437	5,791
Deferred income taxes	15	1,210	81
Investments in residential inventory		(34)	51
Net change in non-cash working capital balances		(3,184)	(274)
		<u>7,874</u>	<u>8,341</u>
Financing activities			
Corporate borrowings arranged		1,350	2,216
Corporate borrowings repaid		(526)	(251)
Commercial paper and bank borrowings, net		912	—
Non-recourse borrowings arranged		80,376	37,594
Non-recourse borrowings repaid		(61,923)	(33,496)
Non-recourse credit facilities, net		6,222	(1,705)
Subsidiary equity obligations issued		450	231
Subsidiary equity obligations redeemed		(1,314)	(246)
Deposits from related parties	27	806	—
Deposits provided to related parties	27	(1,155)	—
Capital provided from non-controlling interests		14,190	16,312
Capital repaid to non-controlling interests		(11,722)	(3,593)
Repayment of lease liabilities		(1,411)	(602)
Common shares issued		23	17
Common shares repurchased		(368)	(419)
Distributions to non-controlling interests		(8,163)	(6,493)
Distributions to shareholders		(1,486)	(867)
		<u>16,261</u>	<u>8,698</u>
Investing activities			
Acquisitions			
Investment properties		(11,286)	(5,111)
Property, plant and equipment		(6,881)	(4,012)
Equity accounted investments		(3,708)	(3,733)
Financial assets and other		(35,058)	(25,536)
Acquisition of subsidiaries		(14,559)	(3,453)
Dispositions			
Investment properties		6,219	2,266
Property, plant and equipment		723	125
Equity accounted investments		1,711	215
Financial assets and other		35,622	22,557
Disposition of subsidiaries		5,952	3,415
Restricted cash and deposits		220	(606)
		<u>(21,045)</u>	<u>(13,873)</u>
Cash and cash equivalents			
Change in cash and cash equivalents		3,090	3,166
Net change in cash classified within assets held for sale		(207)	23
Foreign exchange revaluation		(122)	(34)
Balance, beginning of year		9,933	6,778
Balance, end of year		<u>\$ 12,694</u>	<u>\$ 9,933</u>
Supplemental cash flow disclosures			
Income taxes paid		\$ 1,116	\$ 1,101
Interest paid		\$ 7,001	\$ 6,583

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

1. ORGANIZATION AND CAPITAL MANAGEMENT

Brookfield Asset Management Inc. (the “Corporation”) is a global alternative asset management company. References in these financial statements to “Brookfield,” “us,” “we,” “our” or “the company” refer to the Corporation and its direct and indirect subsidiaries and consolidated entities. The company owns and operates assets with a focus on renewable power and transition, infrastructure, private equity, real estate and credit. The Corporation is listed on the New York and Toronto stock exchanges under the symbols BAM and BAM.A, respectively. The Corporation was formed by articles of amalgamation under the Business Corporations Act (Ontario) and is registered in Ontario, Canada. The registered office of the Corporation is Brookfield Place, 181 Bay Street, Suite 300, Toronto, Ontario, M5J 2T3.

Capital Management

The company utilizes the Corporation’s Capital to manage the business in a number of ways, including operating performance, value creation, credit metrics and capital efficiency. The performance of the Corporation’s Capital is closely tracked and monitored by the company’s key management personnel and evaluated relative to management’s objectives. The primary goal of the company is to earn a 12-15% return compounded over the long term while always maintaining excess capital to support ongoing operations.

The Corporation’s Capital consists of the capital invested in its asset management activities, including investments in entities that it manages, its corporate investments that are held outside of managed entities and its net working capital. The Corporation’s Capital is funded with common equity, preferred equity and corporate borrowings issued by the Corporation.

As at December 31, 2021, the Corporation’s Capital totaled \$57.5 billion (2020 – \$45.1 billion), and is computed as follows:

AS AT DEC. 31 (MILLIONS)	2021	2020
Cash and cash equivalents	\$ 1,197	\$ 1,283
Other financial assets	3,430	3,809
Common equity in managed investments	46,248	33,732
Other assets and liabilities of the Corporation	6,585	6,321
Corporation’s Capital	<u>\$ 57,460</u>	<u>\$ 45,145</u>
Corporation’s Capital is comprised of the following:		
Common equity	\$ 42,210	\$ 31,693
Preferred shares	4,145	4,145
Non-controlling interest	230	230
Corporate borrowings	10,875	9,077
	<u>\$ 57,460</u>	<u>\$ 45,145</u>

The Corporation generates returns on its capital through management fees and performance revenues earned as an asset manager, as well as distributions or dividends earned from its capital invested in managed entities, and through performance of the Corporation’s financial asset investments. Prudent levels of corporate borrowings and preferred equity are utilized to enhance returns to shareholders’ common equity.

A reconciliation of the Corporation's Capital to the company's consolidated balance sheet as at December 31, 2021 is as follows:

AS AT DEC. 31, 2021 (MILLIONS)	The Corporation	Managed Investments	Elimination ¹	Total Consolidated
Cash and cash equivalents	\$ 1,197	\$ 11,497	\$ —	\$ 12,694
Other financial assets	3,430	13,116	—	16,546
Accounts receivable and other ¹	2,697	19,694	(631)	21,760
Inventory	2	11,413	—	11,415
Assets classified as held for sale	—	11,958	—	11,958
Equity accounted investments	6,553	39,547	—	46,100
Investment properties	16	100,849	—	100,865
Property, plant and equipment	215	115,274	—	115,489
Intangible assets	215	30,394	—	30,609
Goodwill	361	19,866	—	20,227
Deferred income tax assets	2,064	1,276	—	3,340
Accounts payable and other ¹	(5,104)	(48,073)	631	(52,546)
Liabilities associated with assets classified as held for sale	—	(3,148)	—	(3,148)
Deferred income tax liabilities	(299)	(20,029)	—	(20,328)
Subsidiary equity obligations	(135)	(4,173)	—	(4,308)
Total	11,212	299,461	—	310,673
Common equity in managed investments ²	46,248	—	(46,248)	—
Corporation's Capital	57,460	299,461	(46,248)	310,673
Less:				
Corporate borrowings	10,875	—	—	10,875
Non-recourse borrowings of managed entities	—	165,057	—	165,057
Amounts attributable to preferred equity	4,145	—	—	4,145
Amounts attributable to non-controlling interests	230	88,156	—	88,386
Common equity	\$ 42,210	\$ 46,248	\$ (46,248)	\$ 42,210

1. Contains the gross up of intercompany balances, including accounts receivable and other, and accounts payable and other of \$631 million and \$631 million, respectively, between entities within the Corporation and its managed investments.
2. Represents the value of the Corporation's managed investments.

Common equity in managed investments is a measure routinely evaluated by our company's key management personnel and represents the net equity in our consolidated financial statements outside of our corporate and asset management segments, excluding non-controlling interests. This measure is equal to the sum of the common equity in our Renewable Power and Transition, Infrastructure, Private Equity, Real Estate and Residential Development operating segments.

A reconciliation of the Corporation's Capital to the company's consolidated balance sheet as at December 31, 2020 is as follows:

AS AT DEC. 31, 2020 (MILLIONS)	The Corporation	Managed Investments	Elimination ¹	Total Consolidated
Cash and cash equivalents	\$ 1,283	\$ 8,650	\$ —	\$ 9,933
Other financial assets	3,809	13,921	—	17,730
Accounts receivable and other ¹	3,632	17,401	(2,105)	18,928
Inventory	2	10,358	—	10,360
Assets classified as held for sale	—	5,917	—	5,917
Equity accounted investments	5,361	35,966	—	41,327
Investment properties	17	96,765	—	96,782
Property, plant and equipment	122	99,887	—	100,009
Intangible assets	285	24,373	—	24,658
Goodwill	368	14,346	—	14,714
Deferred income tax assets	2,159	1,179	—	3,338
Accounts payable and other ¹	(5,134)	(47,653)	2,105	(50,682)
Liabilities associated with assets classified as held for sale	—	(2,359)	—	(2,359)
Deferred income tax liabilities	(414)	(15,499)	—	(15,913)
Subsidiary equity obligations	(77)	(3,622)	—	(3,699)
Total	11,413	259,630	—	271,043
Common equity in managed investments ²	33,732	—	(33,732)	—
Corporation's Capital	45,145	259,630	(33,732)	271,043
Less:				
Corporate borrowings	9,077	—	—	9,077
Non-recourse borrowings of managed entities	—	139,324	—	139,324
Amounts attributable to preferred equity	4,145	—	—	4,145
Amounts attributable to non-controlling interests	230	86,574	—	86,804
Common equity	\$ 31,693	\$ 33,732	\$ (33,732)	\$ 31,693

1. Contains the gross up of intercompany balances, including accounts receivable and other, and accounts payable and other of \$2.1 billion and \$2.1 billion, respectively, between entities within the Corporation and its managed investments.

2. Represents the value of the Corporation's managed investments.

2. SIGNIFICANT ACCOUNTING POLICIES

a) Statement of Compliance

These consolidated financial statements have been prepared in accordance with International Financial Reporting Standards (“IFRS”) as issued by the International Accounting Standards Board (“IASB”).

These consolidated financial statements were authorized for issuance by the Board of Directors of the company on March 30, 2022.

b) Adoption of Accounting Standards

The company has applied new and revised standards issued by the IASB that are effective for the period beginning on or after January 1, 2021. The new standards were applied as follows:

i. Interest Rate Benchmark Reform

The company adopted Interest Rate Benchmark Reform – Amendments to IFRS 9, IAS 39, IFRS 7, IFRS 4, and IFRS 16 (“Phase II Amendments”), effective January 1, 2021. The Phase II amendments provide additional guidance to address issues that will arise during the transition of benchmark interest rates. The Phase II Amendments primarily relate to the modification of financial assets, financial liabilities and lease liabilities where the basis for determining the contractual cash flows changes as a result of IBOR reform, allowing for prospective application of the applicable benchmark interest rate and to the application of hedge accounting, providing an exception such that changes in the formal designation and documentation of hedge accounting relationships that are needed to reflect the changes required by IBOR reform do not result in the discontinuation of hedge accounting or the designation of new hedging relationships. The adoption did not have a significant impact on our company’s financial reporting.

c) Future Changes in Accounting Standards

i. Insurance Contracts

In May 2017, the IASB published IFRS 17, *Insurance Contracts* (“IFRS 17”), which establishes principles for the recognition, measurement, presentation and disclosure of insurance contracts. IFRS 17 will replace IFRS 4, *Insurance Contracts*, and will be applied retrospectively. In June 2020, the IASB proposed an amendment to IFRS 17 providing a one-year deferral on the effective date of the standard to January 1, 2023. IFRS 17 requires insurance contract liabilities to be measured at a current fulfillment value and provides a more uniform measurement and presentation approach for all insurance contracts.

The company is currently assessing the impact of IFRS 17 on its operations.

ii. Amendments to IAS 1 – Presentation of Financial Statements (“IAS 1”)

The amendments clarify how to classify debt and other liabilities as current or non-current. The amendments to IAS 1 apply to annual reporting periods beginning on or after January 1, 2023.

The company is currently assessing the impact of these amendments.

iii. Amendments to IFRS 3 – Business Combinations (“IFRS 3”) - Reference to Conceptual Framework

The amendments add an exception to the recognition principle of IFRS 3 to avoid the issue of potential ‘day 2’ gains or losses arising from liabilities and contingent liabilities that would be within the scope of IAS 37, *Provisions, Contingent Liabilities and Contingent Assets* (“IAS 37”), or IFRIC 21, *Levies* (“IFRIC 21”), if incurred separately. The exception requires entities to apply the criteria in IAS 37 or IFRIC 21, respectively, instead of the Conceptual Framework, to determine whether a present obligation exists at the acquisition date. At the same time, the amendments add a new paragraph to IFRS 3 to clarify that contingent assets do not qualify for recognition at the acquisition date. The amendments apply to annual reporting periods beginning on or after January 1, 2022.

The company is currently assessing the impact of these amendments.

d) Basis of Presentation

The consolidated financial statements are prepared on a going concern basis.

i. Subsidiaries

The consolidated financial statements include the accounts of the company and its subsidiaries, which are the entities over which the company exercises control. Control exists when the company is able to exercise power over the investee, is exposed to variable returns from its involvement with the investee and has the ability to use its power over the investee to affect the

amount of its returns. Subsidiaries are consolidated from the date control is obtained and continue to be consolidated until the date when control is lost. The company includes 100% of its subsidiaries' revenues and expenses in the Consolidated Statements of Operations and 100% of its subsidiaries' assets and liabilities on the Consolidated Balance Sheets, with non-controlling interests in the equity of the company's subsidiaries included within the company's equity. All intercompany balances, transactions, unrealized gains and losses are eliminated in full.

The company continually reassesses whether or not it controls an investee, particularly if facts and circumstances indicate there is a change to one or more of the control criteria previously mentioned. In certain circumstances when the company has less than a majority of the voting rights of an investee, it has power over the investee when the voting rights are sufficient to give it the practical ability to direct the relevant activities of the investee unilaterally. The company considers all relevant facts and circumstances in assessing whether or not the company's voting rights are sufficient to give it control of an investee.

Certain of the company's subsidiaries are subject to profit sharing arrangements, such as carried interest, between the company and the non-controlling equity holders, whereby the company is entitled to a participation in profits, as determined under the agreements. The attribution of net income amongst equity holders in these subsidiaries reflects the impact of these profit-sharing arrangements when the attribution of profits as determined in the agreement is no longer subject to adjustment based on future events and correspondingly reduces non-controlling interests' attributable share of those profits.

Gains or losses resulting from changes in the company's ownership interest of a subsidiary that do not result in a loss of control are accounted for as equity transactions and are recorded within ownership changes as a component of equity. When we dispose of all or part of a subsidiary resulting in a loss of control, the difference between the carrying value of what is sold and the proceeds from disposition is recognized within other income and gains in the Consolidated Statements of Operations.

Refer to Note 2(r) for an explanation of the company's accounting policy for business combinations and to Note 4 for additional information on subsidiaries of the company with significant non-controlling interests.

ii. Associates and Joint Ventures

Associates are entities over which the company exercises significant influence. Significant influence is the power to participate in the financial and operating policy decisions of the investee but without control or joint control over those policies. Joint ventures are joint arrangements whereby the parties that have joint control of the arrangement have the rights to the net assets of the joint arrangement. Joint control is the contractually agreed sharing of control over an arrangement, which exists only when decisions about the relevant activities require unanimous consent of the parties sharing control. The company accounts for associates and joint ventures using the equity method of accounting within equity accounted investments on the Consolidated Balance Sheets.

Interests in associates and joint ventures accounted for using the equity method are initially recognized at cost. At the time of initial recognition, if the cost of the associate or joint venture is lower than the proportionate share of the investment's underlying fair value, the company records a gain on the difference between the cost and the underlying fair value of the investment in net income. If the cost of the associate or joint venture is greater than the company's proportionate share of the underlying fair value, goodwill relating to the associate or joint venture is included in the carrying amount of the investment. Subsequent to initial recognition, the carrying value of the company's interest in an associate or joint venture is adjusted for the company's share of comprehensive income and distributions of the investee. Profit and losses resulting from transactions with an associate or joint venture are recognized in the consolidated financial statements based on the interests of unrelated investors in the investee. The carrying value of associates or joint ventures is assessed for indicators of impairment at each balance sheet date. Impairment losses on equity accounted investments may be subsequently reversed in net income. Further information on the impairment of long-lived assets is available in Note 2(m).

iii. Joint Operations

A joint operation is a joint arrangement whereby the parties that have joint control of the arrangement have rights to the assets, and obligations for the liabilities, related to the arrangement. Joint control is the contractually agreed sharing of control of an arrangement that exists only when decisions about the relevant activities require unanimous consent of parties sharing control. The company recognizes only its assets, liabilities and share of the results of operations of the joint operation. The assets, liabilities and results of joint operations are included within the respective line items of the Consolidated Balance Sheets, Consolidated Statements of Operations and Consolidated Statements of Comprehensive Income.

e) Foreign Currency Translation

The U.S. dollar is the functional and presentation currency of the company. Each of the company's subsidiaries, associates, joint ventures and joint operations determines its own functional currency and items included in the consolidated financial statements of each subsidiary, associate, joint venture and joint operation are measured using that functional currency.

Assets and liabilities of foreign operations having a functional currency other than the U.S. dollar are translated at the rate of exchange prevailing at the reporting date and revenues and expenses at average rates during the period. Gains or losses on translation are accumulated as a component of equity. On the disposal of a foreign operation, or the loss of control, joint control or significant influence, the component of accumulated other comprehensive income relating to that foreign operation is reclassified to net income. Gains or losses on foreign currency-denominated balances and transactions that are designated as hedges of net investments in these operations are reported in the same manner.

Foreign currency-denominated monetary assets and liabilities of the company are translated using the rate of exchange prevailing at the reporting date, and non-monetary assets and liabilities measured at fair value are translated at the rate of exchange prevailing at the date when the fair value was determined. Revenues and expenses are measured at average rates during the period. Gains or losses on translation of these items are included in net income. Gains or losses on transactions that hedge these items are also included in net income. Foreign currency denominated non-monetary assets and liabilities, measured at historic cost, are translated at the rate of exchange at the transaction date.

f) Cash and Cash Equivalents

Cash and cash equivalents include cash on hand, demand deposits and highly liquid short-term investments with original maturities of three months or less.

g) Related Party Transactions

In the normal course of operations, the company enters into various transactions on market terms with related parties. The majority of transactions with related parties are between consolidated entities and eliminate on consolidation. The company and its subsidiaries may also transact with entities over which the company has significant influence or joint control. Amounts owed to and by associates and joint ventures are not eliminated on consolidation. The company's subsidiaries with significant non-controlling interests are described in Note 4 and its associates and joint ventures are described in Note 10.

In addition to our subsidiaries and equity accounted investments, we consider key management personnel, the Board of Directors and material shareholders to be related parties. See additional details in Note 27.

h) Operating Assets

i. Investment Properties

The company uses the fair value method to account for real estate classified as investment properties. A property is determined to be an investment property when it is principally held either to earn rental income or for capital appreciation, or both. Investment properties also include properties that are under development or redevelopment for future use as investment property. Investment properties are initially measured at cost including transaction costs, or at fair value if acquired in a business combination. Subsequent to initial recognition, investment properties are carried at fair value. Gains or losses arising from changes in fair value are included in net income during the period in which they arise.

Fair values are completed by undertaking one of two accepted approaches: (i) discounting the expected future cash flows, generally over a term of 10 years including a terminal value based on the application of a capitalization rate to estimated year 11 net operating income, typically used for our office, retail and logistics assets; or (ii) undertaking a direct capitalization approach for certain of our LP investments and directly held multifamily assets whereby a capitalization rate is applied to estimated stabilized annual net operating income. The future cash flows of each property are based upon, among other things, rental income from current leases and assumptions about rental income from future leases reflecting current conditions, less future cash outflows relating to such current and future leases.

Commercial developments are also measured using a discounted cash flow model, net of costs to complete, as of the balance sheet date. Development sites in the planning phases are carried at cost.

ii. Property, Plant and Equipment

The company uses the revaluation method of accounting for certain classes of property, plant and equipment ("PP&E") as well as certain assets which are under development for future use as PP&E. PP&E measured using the revaluation method is initially measured at cost, or at fair value if acquired in a business combination, and subsequently carried at its revalued amount, being the fair value at the date of the revaluation less any subsequent accumulated depreciation and any accumulated impairment losses. Revaluations are performed on an annual basis at the end of each fiscal year, commencing in the first year subsequent to the date of acquisition, unless there is an indication that assets are impaired. Where the carrying amount of an asset increases as a result of a revaluation, the increase is recognized in other comprehensive income and accumulated in equity in revaluation surplus, unless the increase reverses a previously recognized revaluation loss recorded through net income, in which case that portion of the increase is recognized in net income.

Where the carrying amount of an asset decreases, the decrease is recognized in other comprehensive income to the extent there is any balance existing in revaluation surplus in respect of the asset, with the remainder of the decrease recognized in net income. Depreciation of an asset commences when it is available for use. On loss of control or partial disposition of an asset measured using the revaluation method, all accumulated revaluation surplus or the portion disposed of, respectively, is transferred into retained earnings or ownership changes, respectively.

PP&E held in our Private Equity segment, which include leasehold improvements, are measured at cost less accumulated depreciation and accumulated impairment losses, if any. Land is carried at cost whereas finite-life assets such as buildings and equipment are carried at cost less accumulated depreciation and accumulated impairment losses, if any. Depreciation is calculated on a systematic basis over the assets' useful life.

Depreciation methods and useful lives are reassessed at least annually regardless of the measurement method used.

Renewable Power and Transition

Renewable power and transition generally determines the fair value of its PP&E by using a 20-year discounted cash flow model for the majority of its assets. This model incorporates future cash flows from long-term power purchase agreements that are in place where it is determined that the power purchase agreements are linked specifically to the related power generating assets. The model also includes estimates of future electricity prices, anticipated long-term average generation, estimated operating and capital expenditures, and assumptions about future inflation rates and discount rates by geographical location.

Depreciation on renewable power assets is calculated on a straight-line basis over the estimated service lives of the assets, which are as follows:

(YEARS)	<u>Useful Lives</u>
Dams	Up to 115
Penstocks	Up to 60
Powerhouses	Up to 115
Hydroelectric generating units	Up to 115
Wind generating units	Up to 30
Solar generating units	Up to 35
Gas-fired cogenerating ("Cogeneration") units	Up to 40
Other assets	Up to 60

Cost is allocated to the significant components of power generating assets, and each component is depreciated separately.

The depreciation of PP&E in our Brazilian renewable power and transition operations is based on the duration of the authorization or the useful life of a concession. The weighted-average remaining duration at December 31, 2021, is 31 years (2020 – 32 years). Land rights are included as part of the concession or authorization and are subject to depreciation.

Infrastructure

Utilities, transport, midstream and data assets within our Infrastructure segment as well as assets under development classified as PP&E on the Consolidated Balance Sheets are accounted for using the revaluation method. The company determines the fair value of its utilities, transport, midstream and data assets using both the discounted cash flow and depreciated replacement cost methods, which include estimates of forecasted revenue, operating costs, maintenance and other capital expenditures. Valuations are performed internally on an annual basis. Discount rates are selected for each asset, giving consideration to the volatility and geography of its revenue streams.

Depreciation on utilities, transport, midstream and data assets is calculated on a straight-line or declining balance basis over the estimated service lives of the components of the assets, which are as follows:

(YEARS)	<u>Useful Lives</u>
Buildings	Up to 75
Transmission stations, towers and related fixtures	Up to 40
Leasehold improvements	Up to 50
Plant and equipment	Up to 40
Network systems	Up to 65
Track	Up to 40
District energy systems	Up to 50
Pipelines	Up to 20
Gas storage assets	Up to 50

The fair value and the estimated remaining service lives are reassessed annually.

Public service concessions that provide the right to charge users for a service in which the service and fee is regulated by the grantor are accounted for as intangible assets.

In our sustainable resources operations, land used in the production of standing timber, as well as bridges and buildings used in sustainable resources production, are accounted for using the revaluation method and included in PP&E. Bridges, buildings, vehicles and equipment are depreciated over their useful lives, generally 3 to 25 years.

Real Estate – Hospitality Assets

Hospitality operating assets within our Real Estate segment are classified as PP&E and are accounted for using the revaluation method. The company determines the fair value for these assets by using a depreciated replacement cost method based on the age, physical condition and the construction costs of the assets. Fair value of hospitality properties are also reviewed in reference to each hospitality asset's enterprise value which is determined using a discounted cash flow model.

Depreciation on hospitality assets is calculated on a straight-line basis over the estimated useful lives of each component of the asset as follows:

(YEARS)	<u>Useful Lives</u>
Building and building improvements	2 to 50+
Land improvements	15
Furniture, fixtures and equipment	1 to 10

Private Equity

The company accounts for its private equity PP&E using the cost model. Costs include expenditures that are directly attributable to the acquisition of the asset. Depreciation of an asset commences when it is available for use. PP&E is depreciated for each component of the following asset classes as follows:

a) On a straight-line basis

(YEARS)	<u>Useful Lives</u>
Buildings	Up to 50
Leasehold improvements	Up to 40
Machinery and equipment	Up to 30
Vessels	Up to 35

b) Not on a straight-line basis

(YEARS)	<u>Useful Lives</u>
Oil and gas related equipment	Units of production

iii. Inventory

Private Equity

Fuel inventories within our Private Equity segment are traded in active markets and are purchased with the view to resell in the near future, generating a profit from fluctuations in prices or margins. As a result, fuel inventories are carried at market value by reference to prices in a quoted active market, in accordance with the commodity broker-trader exemption granted by IAS 2, Inventories. Changes in fair value less costs to sell are recognized in the Consolidated Statements of Operations through direct costs. Fuel products that are held for extended periods in order to benefit from future anticipated increases in fuel prices or located in territories where no active market exists are recognized at the lower of cost and net realizable value. Products and chemicals used in the production of biofuels are valued at the lower of cost and net realizable value.

Real Estate

Develop-for-sale multifamily projects, residential development lots, homes and residential condominium projects are recorded in inventory. Residential development lots are recorded at the lower of cost, which includes pre-development expenditures and capitalized borrowing costs and net realizable value, which the company determines as the estimated selling price of the inventory in the ordinary course of business in its completed state, less estimated expenses, including holding costs, costs to complete and costs to sell.

Homes and other properties held for sale, which include properties subject to sale agreements, are recorded at the lower of cost and net realizable value in inventory. Costs are allocated to the salable acreage of each project or subdivision in proportion to the anticipated revenue.

Residential Development

Inventories consist of land held for development, land under development, homes under construction, completed homes and model homes. In addition to direct land acquisitions, land development and improvement costs and home construction costs, costs also include interest, real estate taxes and direct overhead related to development and construction, which are capitalized to inventory during the period beginning with the commencement of development and ending with the completion of construction or development. Indirect costs are allocated to homes or lots based on the number of units in a community.

Land and housing assets are recorded at the lower of cost and net realizable value, which the company determines as the estimated selling price of the inventory in the ordinary course of business in its completed state, less estimated expenses, including holding costs, costs to complete and costs to sell.

i) Fair Value Measurement

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date, regardless of whether that price is directly observable or estimated using another valuation technique. In estimating the fair value of an asset or a liability, the company takes into account the characteristics of the asset or liability if market participants would take those characteristics into account when pricing the asset or liability at the measurement date.

Fair value measurement is disaggregated into three hierarchical levels: Level 1, 2 or 3. Fair value hierarchical levels are directly based on the degree to which the inputs to the fair value measurement are observable. The levels are as follows:

- Level 1: Inputs are unadjusted, quoted prices in active markets for identical assets or liabilities at the measurement date.
- Level 2: Inputs (other than quoted prices included in Level 1) are either directly or indirectly observable for the asset or liability through correlation with market data at the measurement date and for the duration of the asset or liability's anticipated life.
- Level 3: Inputs are unobservable and reflect management's best estimate of what market participants would use in pricing the asset or liability at the measurement date. Consideration is given to the risk inherent in the valuation technique and the risk inherent in the inputs in determining the estimate.

Refer to the investment properties and revaluation of PP&E explanations for the approach taken to determine the fair value of these operating assets.

Further information on fair value measurements is available in Notes 6, 7, 11 and 12.

j) Accounts Receivable

Trade receivables are recognized initially at fair value and subsequently measured at amortized cost using the effective interest method, less an allowance for expected credit losses for uncollectability.

k) Intangible Assets

Finite life intangible assets are carried at cost less any accumulated amortization and any accumulated impairment losses and are amortized on a straight-line basis over their estimated useful lives. Amortization is recorded within direct costs in the Consolidated Statements of Operations.

Certain of the company's intangible assets have an indefinite life as there is no foreseeable limit to the period over which the asset is expected to generate cash flows. Indefinite life intangible assets are recorded at cost unless an impairment is identified which requires a write-down to its recoverable amount.

Indefinite life intangible assets are evaluated for impairment annually or more often if events or circumstances indicate there may be an impairment. Any impairment of the company's indefinite life intangible assets is recorded in net income in the period in which the impairment is identified. Impairment losses on intangible assets may be subsequently reversed in net income.

Infrastructure

Intangible assets within our Infrastructure segment primarily consist of conservancy rights, service concession arrangements, customer order backlogs, track access rights, operating network agreements and customer contracts and relationships. Concession arrangements, accounted for as intangible assets under IFRIC 12, Service Concession Arrangements ("IFRIC 12"), were mostly acquired through acquisitions of gas transmission, electricity transmission and toll road businesses and are amortized on a straight-line basis over the term of the arrangement.

The intangible assets at the Brazilian regulated gas transmission operation and Brazilian electricity transmission operation relate to concession contracts. For our Brazilian regulated gas transmission operation, the concession arrangement provides the operation with the right to operate the asset perpetually. As a result, the intangible asset is amortized over its estimated useful life. For our Brazilian electricity transmission operation, the intangible asset is amortized on a straight-line basis over the life of the contractual arrangement. The intangible assets at the Indian and Peruvian toll roads relate to the right to operate a road and charge users a specified tariff for a contractual length of time and is amortized over the life of the contractual arrangement with an average of 15 and 21 years remaining, respectively.

Refer to Note 13 of the consolidated financial statements for additional information on these concession arrangements.

The intangible assets at our residential infrastructure operation are comprised of contractual customer relationships, customer contracts, proprietary technology and brands. The contractual customer relationships and customer contracts represent ongoing economic benefits from leasing customers and annuity-based management agreements. Proprietary technology is recognized for the development of new metering technology, which allows the business to generate revenue through its sub-metering business. Brands represent the intrinsic value customers place on the operation's various brand names.

Private Equity

Our Private Equity segment includes intangible assets across a number of operating companies. The majority are finite life intangible assets that are amortized on a straight-line basis over the following useful lives:

(YEARS)	Useful Lives
Water and sewage concession agreements	Up to 40
Brand names	Up to 20
Computer software	Up to 10
Customer relationships	Up to 30
Value of insurance contracts acquired	Up to 15
Patents and trademarks	Up to 40
Proprietary technology	Up to 20
Product development costs	Up to 5
Distribution networks	Up to 25
Loyalty program	Up to 15

Real Estate

Intangible assets in our Real Estate segment are primarily trademarks associated with hospitality assets. These trademarks have indefinite lives.

l) Goodwill

Goodwill represents the excess of the price paid for the acquisition of an entity over the fair value of the net identifiable tangible and intangible assets and liabilities acquired. Goodwill is allocated to the cash-generating unit to which it relates. The company identifies cash-generating units as identifiable groups of assets that are largely independent of the cash inflows from other assets or groups of assets.

Goodwill is evaluated for impairment annually or more often if events or circumstances indicate there may be an impairment. Impairment is determined for goodwill by assessing if the carrying value of a cash-generating unit, including the allocated goodwill, exceeds its recoverable amount determined as the greater of the estimated fair value less costs to sell and the value in use. Impairment losses recognized in respect of a cash-generating unit are first allocated to the carrying value of goodwill and any excess is allocated to the carrying amount of assets in the cash-generating unit. Any goodwill impairment is recorded in income in the period in which the impairment is identified. Impairment losses on goodwill are not subsequently reversed. On disposal of a subsidiary, any attributable amount of goodwill is included in determination of the gain or loss on disposal.

m) Impairment of Long-Lived Assets

At each balance sheet date or more often if events or circumstances indicate there may be impairment, the company assesses whether its assets, other than those measured at fair value with changes in value recorded in net income, have any indication of impairment. An impairment is recognized if the recoverable amount, determined as the higher of the estimated fair value less costs of disposal and the discounted future cash flows generated from use and eventual disposal from an asset or cash-generating unit, is less than their carrying value. Impairment losses are recorded as fair value changes within the Consolidated Statements of Operations. The projections of future cash flows take into account the relevant operating plans and management's best estimate of the most probable set of conditions anticipated to prevail. Where an impairment loss subsequently reverses, the carrying amount of the asset or cash-generating unit is increased to the lesser of the revised estimate of its recoverable amount and the carrying amount that would have been recorded had no impairment loss been recognized previously.

n) Subsidiary Equity Obligations

Subsidiary equity obligations include subsidiary preferred equity units, subsidiary preferred shares and capital securities as well as limited-life funds and redeemable fund units.

Subsidiary preferred equity units and capital securities are preferred shares that may be settled by a variable number of common equity units upon their conversion by the holders or the company. These instruments, as well as the related accrued distributions, are classified as liabilities at amortized cost on the Consolidated Balance Sheets. Dividends or yield distributions on these instruments are recorded as interest expense. To the extent conversion features are not closely related to the underlying liability the instruments are bifurcated into debt and equity components.

Limited-life funds represent the interests of others in the company's consolidated funds that have a defined maximum fixed life where the company has an obligation to distribute the residual interests of the fund to fund partners based on their proportionate share of the fund's equity in the form of cash or other financial assets at cessation of the fund's life.

Redeemable fund units represent interests of others in consolidated subsidiaries that have a redemption feature that requires the company to deliver cash or other financial assets to the holders of the units upon receiving a redemption notice.

Limited-life funds and redeemable fund units are classified as liabilities and recorded at fair value within subsidiary equity obligations on the Consolidated Balance Sheets. Changes in fair value are recorded in net income in the period of the change.

o) Revenue from Contracts with Customers

IFRS 15, *Revenue from Contracts with Customers* ("IFRS 15"), specifies how and when revenue should be recognized and requires disclosures about the nature, amount, timing and uncertainty of revenues and cash flows arising from customer contracts.

Where available, the company has elected the practical expedient available under IFRS 15 for measuring progress toward complete satisfaction of performance obligation and for disclosure requirements of remaining performance obligations. This permits the company to recognize revenue in the amount to which we have the right to invoice such that the company has a right to the consideration in an amount that corresponds directly with the value to the customer for performance completed to date.

Revenue Recognition Policies by Segment

Revenue is measured based on the consideration specified in a contract with a customer and excludes amounts collected on behalf of third parties. A performance obligation is a promise in a contract to transfer a distinct good or service (or a bundle of goods and services) to the customer and is the unit of account in IFRS 15. A contract's transaction price is allocated to each distinct performance obligation and recognized as revenue, as, or when, the performance obligation is satisfied. The company recognizes revenue when it transfers control of a product or service to a customer.

The company recognizes revenue from the following major sources:

Asset Management

The company's primary asset management revenue streams, which include base management fees, incentive fees (including incentive distributions and performance fees) and realized carried interest, are satisfied over time. A significant portion of our asset management revenue is inter-segment in nature and thus eliminated on consolidation; that which survives is recorded as revenue in the Consolidated Statements of Operations.

The company earns base management fees in accordance with contractual arrangements with our long-term private funds, perpetual strategies and liquid securities' investment vehicles. Fees are typically equal to a percentage of fee-bearing capital within the respective fund or entity and are accrued quarterly. These fees are earned over the period of time that the management services are provided and are allocated to the distinct services provided by the company during the reporting period.

Incentive distributions and performance fees are incentive payments to reward the company for meeting or exceeding certain performance thresholds of managed entities. Incentive distributions, paid to us by certain of our perpetual affiliates, are determined by contractual arrangements and represent a portion of distributions paid by the perpetual affiliates above a predetermined hurdle. They are accrued as revenue on the respective affiliates' distribution record dates if that hurdle has been achieved. BBU pays performance fees if the growth in its unit price exceeds a predetermined threshold, with the unit price based on the quarterly volume-weighted average price of publicly traded units. These fees are accrued on a quarterly basis subject to the performance of the listed vehicle.

Carried interest is a performance fee arrangement in which we receive a percentage of investment returns, generated within a private fund on carry eligible capital, based on a contractual formula. We are eligible to earn carried interest from a fund once returns exceed the fund's contractually defined performance hurdles at which point we earn an accelerated percentage of the additional fund profit until we have earned the percentage of total fund profit, net of fees and expenses, to which we are entitled. We recognize this carried interest when a fund's cumulative returns are in excess of preferred returns and when it is highly probable that a significant reversal will not occur, which are generally met when an underlying fund investment is profitably disposed of. Typically carried interest is not recognized as revenue until the fund is near the end of its life.

Renewable Power and Transition

Revenue is earned by selling electricity sourced from our power generating facilities. It is derived from the output delivered and capacity provided at rates specified under contract terms or at prevailing market rates if the sale is uncontracted. Performance obligations are satisfied over time as the customer simultaneously receives and consumes benefits as we deliver electricity and related products.

We also sell power and related products under bundled arrangements. Energy, capacity and renewable credits within power purchase agreements ("PPA") are considered to be distinct performance obligations. A contract's transaction price is allocated to each distinct performance obligation and recognized as revenue over time as the performance obligation is satisfied. The sale of energy and capacity are distinct goods that are substantially the same and have the same pattern of transfer as measured by the output method. Renewable credits are performance obligations satisfied at a point in time. Measurement of satisfaction and transfer of control to the customer of renewable credits in a bundled arrangement coincides with the pattern of revenue recognition of the underlying energy generation.

Infrastructure

Our infrastructure revenue is predominantly recognized over time as services are rendered. Performance obligations are satisfied based on actual usage or throughput depending on the terms of the arrangement. Contract progress is determined using a cost-to-cost input method. Any upfront payments that are separable from the recurring revenue are recognized over time for the period the services are provided.

In addition, we have certain contracts where we earn revenue at a point in time when control of the product ultimately transfers to the customer, which for our sustainable resources operations coincides with product delivery.

Private Equity

Revenue from our Private Equity segment primarily consists of: (i) sale of goods or products which is recognized as revenue when the product is shipped and title passes to the customer; and (ii) the provision of services which are recognized as revenue over the period of time that they are provided.

Revenue recognized over a period of time is determined using the cost-to-cost input method to measure progress towards complete satisfaction of the performance obligations as the work performed on the contracts creates or enhances an asset that is controlled by the customer. As work is performed, a contract asset in the form of contracts-in-progress is recognized, which is reclassified to accounts receivable when invoiced to the customer. If payment is received in advance of work being completed, a contract liability is recognized. Variable consideration, such as claims, incentives and variations resulting from contract modifications, is only recognized in the transaction price to the extent that it is highly probable that a significant reversal in the amount of revenue recognized will not occur when the uncertainty associated with the variable consideration is subsequently resolved.

Real Estate

Revenue from hospitality operations is generated by providing accommodation, food and beverage and leisure facilities to hotel guests. Revenue from accommodation is recognized over the period that the guest stays at the hotel; food and beverage revenue as well as revenue from leisure activities is recognized when goods and services are provided.

Real estate rental income is recognized in accordance with IFRS 16, Leases. As the company retains substantially all the risks and benefits of ownership of its investment properties, it accounts for leases with its tenants as operating leases and begins recognizing revenue when the tenant has a right to use the leased asset. The total amount of contractual rent to be received from operating leases is recognized on a straight-line basis over the term of the lease; a straight-line or free rent receivable, as applicable, is recorded as a component of investment property representing the difference between rental revenue recorded and the contractual amount received. Percentage participating rents are recognized when tenants' specified sales targets have been met.

Residential Development

Revenue from residential land sales, sales of homes and the completion of residential condominium projects is recognized at the point in time when our performance obligations are met. Performance obligations are satisfied when we transfer title over a product to a customer and all material conditions of the sales contract have been met. If title of a property transfers but material future development is required, revenue will be delayed until the point in time at which the remaining performance obligations are satisfied.

Corporate Activities and Other

Dividend and interest income from other financial assets are recognized as revenue when declared or on an accrual basis using the effective interest method, in accordance with IFRS 9, *Financial Instruments* ("IFRS 9").

Interest revenue from loans and notes receivable, less a provision for uncollectable amounts, is recorded on the accrual basis using the effective interest method, in accordance with IFRS 9.

p) Financial Instruments

Classification of Financial Instruments

The company classifies its financial assets as fair value through profit and loss ("FVTPL"), fair value through other comprehensive income ("FVTOCI") and amortized cost according to the company's business objectives for managing the financial assets and based on the contractual cash flow characteristics of the financial asset. The company classifies its financial liabilities as amortized cost or FVTPL.

- Financial instruments that are not held for the sole purpose of collecting contractual cash flows are classified as FVTPL and are initially recognized at their fair value and are subsequently measured at fair value at each reporting date. Gains and losses recorded on each revaluation date are recognized within profit or loss. Transaction costs of financial assets classified as FVTPL are expensed in profit or loss.
- Financial assets classified as FVTOCI are initially recognized at their fair value and are subsequently measured at fair value at each reporting date. The cumulative gains or losses related to FVTOCI equity instruments are not reclassified to profit or loss on disposal, whereas the cumulative gains or losses on all other FVTOCI assets are reclassified to profit or loss on disposal, when there is a significant or prolonged decline in fair value or when the company acquires a controlling or significant interest in the underlying investment and commences equity accounting or consolidating the investment. The cumulative gains or losses on all FVTOCI liabilities are reclassified to profit or loss on disposal.
- Financial instruments that are held for the purpose of collecting contractual cash flows that are solely payments of principal and interest are classified as amortized cost and are initially recognized at their fair value and are subsequently measured at amortized cost using the effective interest rate method. Transaction costs of financial instruments classified as amortized cost are capitalized and amortized in profit or loss on the same basis as the financial instrument.

Expected credit losses associated with debt instruments carried at amortized cost and FVTOCI are assessed on a forward-looking basis. The impairment methodology applied depends on whether there has been a significant increase in credit risk since initial recognition. Impairment charges are recognized in profit or loss based on the expected credit loss model.

The following table presents the types of financial instruments held by the company within each financial instrument classification:

Financial Instrument Type	Measurement
Financial Assets	
Cash and cash equivalents	Amortized cost
Other financial assets	
Government bonds	FVTOCI
Corporate bonds	FVTPL, FVTOCI, Amortized cost
Fixed income securities and other	FVTPL, FVTOCI, Amortized cost
Common shares and warrants	FVTPL, FVTOCI
Loan and notes receivable	FVTPL, Amortized cost
Accounts receivable and other ¹	FVTPL, Amortized cost
Financial Liabilities	
Corporate borrowings	Amortized cost
Non-recourse borrowings of managed entities	
Property-specific borrowings	Amortized cost
Subsidiary borrowings	Amortized cost
Accounts payable and other ¹	FVTPL, Amortized cost
Subsidiary equity obligations	FVTPL, Amortized cost

1. Includes derivative instruments.

Other Financial Assets

Other financial assets are recognized on their trade date and initially recorded at fair value with changes in fair value recorded in net income or other comprehensive income in accordance with their classification. Fair values of financial instruments are determined by reference to quoted bid or ask prices, as appropriate. Where bid and ask prices are unavailable, the closing price of the most recent transaction of that instrument is used.

Other financial assets also include loans and notes receivable which are recorded initially at fair value and, with the exception of loans and notes receivable designated as FVTPL, are subsequently measured at amortized cost using the effective interest method, less any applicable provision for impairment. A provision for impairment is established when there is objective evidence that the company will not be able to collect all amounts due according to the original terms of the receivables. Loans and receivables designated as FVTPL are recorded at fair value, with changes in fair value recorded in net income in the period in which they arise.

Allowance for Credit Losses

For financial assets classified as amortized cost or debt instruments as FVTOCI, at each reporting period, the company assesses if there has been a significant increase in credit risk since the asset was originated to determine if a 12-month expected credit loss or a life-time expected credit loss should be recorded regardless of whether there has been an actual loss event. The company uses unbiased, probability-weighted loss scenarios which consider multiple loss scenarios based on reasonable and supportable forecasts in order to calculate the expected credit losses.

The company assesses the carrying value of FVTOCI and amortized cost securities for impairment when there is objective evidence that the asset is impaired such as when an asset is in default. Impaired financial assets continue to record life-time expected credit losses; however interest revenue is calculated based on the net amortized carrying amount after deducting the loss allowance. When objective evidence of impairment exists, losses arising from impairment are reclassified from accumulated other comprehensive income to net income.

Derivative Financial Instruments and Hedge Accounting

The company selectively utilizes derivative financial instruments primarily to manage financial risks, including interest rate, commodity and foreign exchange risks. Derivative financial instruments are recorded at fair value within the company's consolidated financial statements. Hedge accounting is applied when the derivative is designated as a hedge of a specific exposure and there is assurance that it will continue to be effective as a hedge based on an expectation of offsetting cash flows or fair values. Hedge accounting is discontinued prospectively when the derivative no longer qualifies as a hedge or the hedging relationship is terminated. Once discontinued, the cumulative change in fair value of a derivative that was previously recorded in other comprehensive income by the application of hedge accounting is recognized in net income over the remaining term of the original hedging relationship. The assets or liabilities relating to unrealized mark-to-market gains and losses on derivative financial instruments are recorded in accounts receivable and other or accounts payable and other, respectively.

Items Classified as Hedges

Realized and unrealized gains and losses on foreign exchange contracts designated as hedges of currency risks relating to a net investment in a subsidiary or an associate are included in equity. Gains or losses are reclassified into net income in the period in which the subsidiary or associate is disposed of or to the extent that the hedges are ineffective. Where a subsidiary is partially disposed, and control is retained, any associated gains or costs are reclassified within equity as ownership changes. Derivative financial instruments that are designated as hedges to offset corresponding changes in the fair value of assets and liabilities and cash flows are measured at their estimated fair value with changes in fair value recorded in net income or as a component of equity, as applicable. Unrealized gains and losses on interest rate contracts designated as hedges of future variable interest payments are included in equity as a cash flow hedge when the interest rate risk relates to an anticipated variable interest payment. The periodic exchanges of payments on interest rate swap contracts designated as hedges of debt are recorded on an accrual basis as an adjustment to interest expense. The periodic exchanges of payments on interest rate contracts designated as hedges of future interest payments are amortized into net income over the term of the corresponding interest payments. Unrealized gains and losses on electricity contracts designated as cash flow hedges of future power generation revenue are included in equity as a cash flow hedge. The periodic exchanges of payments on power generation commodity swap contracts designated as hedges are recorded on a settlement basis as an adjustment to power generation revenue.

Items Not Classified as Hedges

Derivative financial instruments that are not designated as hedges are carried at their estimated fair value, and gains and losses arising from changes in fair value are recognized in net income in the period in which the change occurs. Realized and unrealized gains and losses on equity derivatives used to offset changes in share prices in respect of vested deferred share units and restricted share units are recorded together with the corresponding compensation expense. Realized and unrealized gains on other derivatives not designated as hedges are recorded in revenues, direct costs or corporate costs, as applicable. Realized and unrealized gains and losses on derivatives which are considered economic hedges, and where hedge accounting is not able to be elected, are recorded in fair value changes in the Consolidated Statements of Operations.

q) Income Taxes

Current income tax assets and liabilities are measured at the amount expected to be paid to tax authorities, net of recoveries, based on the tax rates and laws enacted or substantively enacted at the balance sheet date. Current and deferred income tax relating to items recognized directly in equity are also recognized in equity. Deferred income tax liabilities are provided for using the liability method on temporary differences between the tax bases and carrying amounts of assets and liabilities. Deferred income tax assets are recognized for all deductible temporary differences and for the carry forward of unused tax credits and unused tax losses, to the extent that it is probable that deductions, tax credits and tax losses can be utilized. The carrying amount of deferred income tax assets is reviewed at each balance sheet date and reduced to the extent it is no longer

probable that the income tax assets will be recovered. Deferred income tax assets and liabilities are measured using the tax rates that are expected to apply to the year when the asset is realized or the liability settled, based on the tax rates and laws that have been enacted or substantively enacted at the balance sheet date.

r) Business Combinations

Business combinations are accounted for using the acquisition method. The cost of a business acquisition is measured at the aggregate of the fair values at the date of exchange of assets given, liabilities incurred or assumed, and equity instruments issued in exchange for control of the acquiree. The acquiree's identifiable assets, liabilities and contingent liabilities are recognized at their fair values at the acquisition date, except for non-current assets that are classified as held for sale which are recognized and measured at fair value less costs to sell. The interest of non-controlling shareholders in the acquiree is initially measured at the non-controlling shareholders' proportion of the net fair value of the identifiable assets, liabilities and contingent liabilities recognized.

To the extent the fair value of consideration paid exceeds the fair value of the net identifiable tangible and intangible assets, the excess is recorded as goodwill. To the extent the fair value of consideration paid is less than the fair value of net identifiable tangible and intangible assets, the excess is recognized in net income.

When a business combination is achieved in stages, previously held interests in the acquired entity are re-measured to fair value at the acquisition date, which is the date control is obtained, and the resulting gain or loss, if any, is recognized in net income, other than amounts transferred directly to retained earnings. Amounts arising from interests in the acquiree prior to the acquisition date that have previously been recognized in other comprehensive income are reclassified to net income. Transaction costs are recorded as an expense within fair value changes in the Consolidated Statements of Operations.

s) Leases

The company accounts for leases under IFRS 16 *Leases* ("IFRS 16"). Under IFRS 16, the company must assess whether a contract is, or contains, a lease at inception of the contract. A contract is, or contains, a lease if it conveys the right to control the use of an identified asset for a period of time in exchange for consideration. Control exists if a customer can make the important decisions governing the use of an asset specified in a contract similar to decisions made over assets owned by the business. The company has elected to not allocate contract consideration between lease and non-lease components, but rather account for each lease and non-lease component as a single lease component. This election is made by asset class.

For lessors, a lease shall be classified as either a finance or operating lease on commencement of the lease contract. If the contract represents a finance lease in which the risk and rewards of ownership have transferred to the lessee, a lessor shall recognize a finance lease receivable at an amount equal to the net investment in the lease discounted using the interest rate implicit in the lease. Subsequently, finance income is recognized at a constant rate on the net investment of the finance lease. Lease payments received from operating leases shall be recognized into income on a straight-line or other systematic basis.

For lessees, the company recognizes a right-of-use ("ROU") asset and lease liability at the lease commencement date. The ROU asset is initially measured based on the calculated lease liability plus initial direct costs incurred by the lessee, estimates to dismantle and restore the underlying asset at the end of the lease term and lease payments made net of incentives received at or before the lease commencement date. It is classified as either investment PP&E, or inventory depending on the nature of the asset and is subsequently accounted for consistently with owned assets within the respective asset classes with the exception of PP&E. Unlike most of the company's owned assets within PP&E, lease assets classified within PP&E are subsequently measured applying the cost method rather than the revaluation method. The ROU asset is depreciated applying a straight-line method or other systematic basis over the shorter of the useful life of the underlying asset or the term of the lease. Lease contracts often include an option to extend the term of the lease and such extensions are factored into the lease term if the company is reasonably certain to exercise that option. ROU assets are tested for impairment in accordance with IAS 36, *Impairment of Assets*. Refer to Note 2(h) for additional details of our accounting policies governing investment properties, PP&E and inventory.

Lease liabilities are classified within accounts payable and other and are recognized at the commencement of the lease, initially measured at the present value of future lease payments not paid as at the commencement date, discounted using the interest rate implicit in the lease, or the lessee's incremental borrowing rate if the implicit rate cannot be readily determined. Lease liabilities are subsequently measured at amortized cost by applying the effective interest method. Lease liabilities are remeasured if there is reassessment of the timing or amount of future lease payments arising from a change in an index or rate, revisions to estimates of the lease term or residual value guarantee, or a change in the assessment of an option to purchase the underlying asset. Such remeasurements of the lease liability are generally recognized as an adjustment to the ROU asset unless further reduction in the measurement of the lease liability would reduce a ROU asset below zero, in which case it is recorded in the Consolidated Statements of Operations.

Variable rents that do not depend on an index or rate are not included in the measurement of the lease liability and the ROU asset. The related payments are recognized as an expense in the period in which the event or condition that triggers those payments occurs and are classified within direct costs in the Consolidated Statements of Operations.

We are applying certain practical expedients as permitted by the standard; specifically, we have elected to apply practical expedients associated with short-term and low-value leases that allow the company to record operating expenses on such leases on a straight-line basis without having to capitalize the lease arrangement.

We have also applied a number of critical judgments in applying this standard, including: i) identifying whether a contract (or part of a contract) includes a lease; ii) determining whether it is reasonably certain that lease extension or termination options will be exercised in determining the lease term; and iii) determining whether variable payments are in-substance fixed. Critical estimates used in the application of IFRS 16 include estimating the lease term and determining the appropriate rate at which to discount the lease payments.

t) Other Items

i. Capitalized Costs

Capitalized costs related to assets under development and redevelopment include all eligible expenditures incurred in connection with the acquisition, development and construction of the asset until it is available for its intended use. These expenditures consist of costs that are directly attributable to these assets.

Borrowing costs are capitalized when such costs are directly attributable to the acquisition, construction or production of a qualifying asset. A qualifying asset is an asset that takes a substantial period of time to prepare for its intended use.

ii. Share-based Payments

The company issues share-based awards to certain employees and non-employee directors. The cost of equity-settled share-based transactions, comprised of share options, restricted shares and escrowed shares, is determined as the fair value of the award on the grant date using a fair value model. The cost of equity-settled share-based transactions is recognized as each tranche vests and is recorded in contributed surplus as a component of equity. The cost of cash-settled share-based transactions, comprised of Deferred Share Units (“DSUs”) and Restricted Share Units (“RSUs”), is measured as the fair value at the grant date, and expensed on a proportionate basis consistent with the vesting features over the vesting period with the recognition of a corresponding liability. The liability is recorded as a provision within accounts payable and other on the Consolidated Balance Sheets and measured at each reporting date at fair value with changes in fair value recognized in net income.

iii. Provisions

A provision is a liability of uncertain timing that is recognized when the company has a present obligation as a result of a past event, it is probable that an outflow of resources will be required to settle the obligation and a reliable estimate can be made of the amount of the obligation. The company’s significant provisions consist of pensions and other long-term and post-employment benefits, warranties on some products or services, obligations to retire or decommission tangible long-lived assets and the cost of legal claims arising in the normal course of operations.

a. Pensions and Other Post-Employment Benefits

The company offers pension and other post-employment benefit plans to employees of certain of its subsidiaries, with certain of these subsidiaries offering defined benefit plans. Defined benefit pension expenses, which include the current year’s service cost, are included in direct costs. For each defined benefit plan, we recognize the present value of our defined benefit obligations less the fair value of the plan assets as a defined benefit liability reported within accounts payable and other on the Consolidated Balance Sheets. The company’s obligations under its defined benefit pension plans are determined periodically through the preparation of actuarial valuations.

b. Other Long-Term Incentive Plans

The company provides long-term incentive plans to certain employees whereby the company allocates a portion of the amounts realized through subsidiary profit-sharing agreements to its employees. The cost of these plans is recognized over the requisite service period, provided it is probable that the vesting conditions will be achieved, based on the underlying subsidiary profit sharing arrangement. The liability is recorded within accounts payable and other and measured at each reporting date with the corresponding expense recognized in direct costs in the Consolidated Statements of Operations.

c. Warranties, Asset Retirement, Legal and Other

Certain consolidated entities offer warranties on the sale of products or services. A provision is recorded to provide for future warranty costs based on management's best estimate of probable warranty claims.

Certain consolidated entities have legal obligations to retire tangible long-lived assets. A provision is recorded at each reporting date to provide for the estimated fair value of the asset retirement obligation upon decommissioning of the asset period.

In the normal course of operations, the company may become involved in legal proceedings. Management analyzes information about these legal matters and provides provisions for probable contingent losses, including estimated legal expenses to resolve the matters. Internal and external legal counsel are used in order to estimate the probability of an unfavorable outcome and the amount of loss.

u) Critical Estimates and Judgments

The preparation of financial statements requires management to make estimates and judgments that affect the carried amounts of certain assets and liabilities, disclosures of contingent assets and liabilities and the reported amounts of revenues and expenses recorded during the period. Actual results could differ from those estimates.

In making estimates and judgments, management relies on external information and observable conditions, where possible, supplemented by internal analysis as required. These estimates and judgments have been applied in a manner consistent with prior periods and there are no known trends, commitments, events or uncertainties that the company believes will materially affect the methodology or assumptions utilized in making estimates and judgments in these consolidated financial statements.

i. Critical Estimates

The significant estimates used in determining the recorded amount for assets and liabilities in the consolidated financial statements include the following:

a. Investment Properties

The critical assumptions and estimates used when determining the fair value of commercial properties are: discount rates and terminal capitalization rates for properties valued using a discounted cash flow model and capitalization rates for properties valued using a direct capitalization approach. Management also uses assumptions and estimates in determining expected future cash flows in discounted cash flow models and stabilized net operating income used in values determined using the direct capitalization approach. Properties under development are recorded at fair value using a discounted cash flow model which includes estimates in respect of the timing and cost to complete the development.

Further information on investment property estimates is provided in Note 11.

b. Revaluation Method for Property, Plant and Equipment

When determining the carrying value of PP&E using the revaluation method, the company uses the following critical assumptions and estimates: the timing of forecasted revenues; future sales prices and associated expenses; future sales volumes; future regulatory rates; maintenance and other capital expenditures; discount rates; terminal capitalization rates; terminal valuation dates; useful lives; and residual values. Determination of the fair value of PP&E under development includes estimates in respect of the timing and cost to complete the development.

Further information on estimates used in the revaluation method for PP&E is provided in Note 12.

c. Financial Instruments

Estimates and assumptions used in determining the fair value of financial instruments are: equity and commodity prices; future interest rates; the credit worthiness of the company relative to its counterparties; the credit risk of the company's counterparties; estimated future cash flows; the amount of the liability and equity components of compound financial instruments; discount rates and volatility utilized in option valuations.

Further information on estimates used in determining the carrying value of financial instruments is provided in Notes 6 and 25.

d. Inventory

The company estimates the net realizable value of its inventory using estimates and assumptions about future development costs, costs to hold and future selling costs.

e. Other

Other estimates and assumptions utilized in the preparation of the company's consolidated financial statements are: the assessment or determination of net recoverable amount; oil and gas reserves; depreciation and amortization rates and useful lives; estimation of recoverable amounts of cash-generating units for impairment assessments of goodwill and intangible assets; ability to utilize tax losses and other tax measurements; fair value of assets held as collateral and the percentage of completion for construction contracts.

ii. Critical Judgments

Management is required to make critical judgments when applying its accounting policies. The following judgments have the most significant effect on the consolidated financial statements:

a. Control or Level of Influence

When determining the appropriate basis of accounting for the company's investees, the company makes judgments about the degree of influence that it exerts directly or through an arrangement over the investees' relevant activities. This may include the ability to elect investee directors or appoint management. Control is obtained when the company has the power to direct the relevant investing, financing and operating decisions of an entity and does so in its capacity as principal of the operations, rather than as an agent for other investors. Operating as a principal includes having sufficient capital at risk in any investee and exposure to the variability of the returns generated as a result of the decisions of the company as principal. Judgment is used in determining the sufficiency of the capital at risk or variability of returns. In making these judgments, the company considers the ability of other investors to remove the company as a manager or general partner in a controlled partnership.

b. Investment Properties

When applying the company's accounting policy for investment properties, judgment is applied in determining whether certain costs are additions to the carrying amount of the property and, for properties under development, identifying the point at which practical completion of the property occurs and identifying the directly attributable borrowing costs to be included in the carrying value of the development property.

c. Property, Plant and Equipment

The company's accounting policy for its PP&E requires critical judgments over the assessment of carrying value, whether certain costs are additions to the carrying amount of the PP&E as opposed to repairs and maintenance, and for assets under development the identification of when the asset is capable of being used as intended and identifying the directly attributable borrowing costs to be included in the asset's carrying value.

For assets that are measured using the revaluation method, judgment is required when estimating future prices, volumes, discount and capitalization rates. Judgment is applied when determining future electricity prices considering broker quotes for the years in which there is a liquid market available and, for the subsequent years, our best estimate of electricity prices from renewable sources that would allow new entrants into the market.

d. Identifying Performance Obligations for Revenue Recognition

Management is required to identify performance obligations relating to contracts with customers at the inception of each contract. IFRS 15 requires a contract's transaction price to be allocated to each distinct performance obligation and subsequently recognized into income when, or as, the performance obligation is satisfied. Judgment is used when assessing the pattern of delivery of the product or service to determine if revenue should be recognized at a point in time or over time. For certain service contracts recognized over time, judgment is required to determine if revenue from variable consideration such as incentives, claims and variations from contract modifications has met the required probability threshold to be recognized.

Management also uses judgment to determine whether contracts for the sale of products and services have distinct performance obligations that should be accounted for separately or as a single performance obligation. Goods and services are considered distinct if: (1) a customer can benefit from the good or service either on its own or together with other resources that are readily available to the customer; and (2) the entity's promise to transfer the good or service to the customer is separately identifiable from other promises in the contract.

Additional details about revenue recognition policies across our operating segments are included in Note 2(o) of the consolidated financial statements.

e. Common Control Transactions

The purchase and sale of businesses or subsidiaries between entities under common control are not specifically addressed in IFRS and accordingly, management uses judgment when determining a policy to account for such transactions taking into consideration other guidance in the IFRS framework and pronouncements of other standard-setting bodies. The company's policy is to record assets and liabilities recognized as a result of transfers of businesses or subsidiaries between entities under common control at carrying value. Differences between the carrying amount of the consideration given or received and the carrying amount of the assets and liabilities transferred are recorded directly in equity.

f. Indicators of Impairment

Judgment is applied when determining whether indicators of impairment exist when assessing the carrying values of the company's assets, including: the determination of the company's ability to hold financial assets; the estimation of a cash-generating unit's future revenues and direct costs; the determination of discount and capitalization rates; and when an asset's carrying value is above the value derived using publicly traded prices which are quoted in a liquid market.

g. Income Taxes

The company makes judgments when determining the future tax rates applicable to subsidiaries and identifying the temporary differences that relate to each subsidiary. Deferred income tax assets and liabilities are measured at the tax rates that are expected to apply during the period when the assets are realized or the liabilities settled, using the tax rates and laws enacted or substantively enacted at the consolidated balance sheet dates. The company measures deferred income taxes associated with its investment properties based on its specific intention with respect to each asset at the end of the reporting period. Where the company has a specific intention to sell a property in the foreseeable future, deferred taxes on the building portion of an investment property are measured based on the tax consequences that would follow the disposition of the property. Otherwise, deferred taxes are measured on the basis the carrying value of the investment property will be recovered substantially through use.

h. Classification of Non-Controlling Interests in Limited-Life Funds

Non-controlling interests in limited-life funds are classified as liabilities (subsidiary equity obligations) or equity (non-controlling interests) depending on whether an obligation exists to distribute residual net assets to non-controlling interests on liquidation in the form of cash or another financial asset or assets delivered in kind. Judgment is required to determine what the governing documents of each entity require or permit in this regard.

i. Other

Other critical judgments include the determination of effectiveness of financial hedges for accounting purposes; the likelihood and timing of anticipated transactions for hedge accounting; and the determination of functional currency.

3. SEGMENTED INFORMATION

a) Operating Segments

Our operations are organized into five operating business groups in addition to our corporate and asset management activities, which collectively represent seven operating segments for internal and external reporting purposes. We measure performance using funds from operations ("FFO") generated by each operating segment and the amount of capital invested by the Corporation in each segment using common equity by segment.

Our operating segments are as follows:

The Corporation:

- i. *Asset Management* business include managing our long-term private funds, perpetual strategies and liquid strategies on behalf of our investors and ourselves, as well as our share of the asset management activities of Oaktree Capital Management ("Oaktree"). We generate contractual base management fees for these activities as well as incentive distributions and performance income, including performance fees, transaction fees and carried interest.
- ii. *Corporate Activities* include the investment of cash and financial assets, as well as the management of our corporate leverage, including corporate borrowings and preferred equity, which fund a portion of the capital invested in our other operations. Certain corporate costs such as technology and operations are incurred on behalf of our operating segments and allocated to each operating segment based on an internal pricing framework.

Managed investments:

- i. *Renewable Power and Transition* business includes the ownership, operation and development of hydroelectric, wind, solar and energy transition power generating assets.
- ii. *Infrastructure* business includes the ownership, operation and development of utilities, transport, midstream, data and sustainable resource assets.
- iii. *Private Equity* business includes a broad range of industries, and is mostly focused on business services, infrastructure services and industrials.
- iv. *Real Estate* business includes the ownership, operation and development of core investments, transitional and development investments, and our share of LP investments, which sit within our private funds.
- v. *Residential Development* business consists of homebuilding, condominium development and land development.

b) Segment Financial Measures

FFO is a key measure of our financial performance and our segment measure of profit and loss. It is utilized by our Chief Operating Decision Maker in assessing operating results and the performance of our businesses on a segmented basis. We define FFO as net income excluding fair value changes, depreciation and amortization and deferred income taxes, net of non-controlling interests. When determining FFO, we include our proportionate share of the FFO from equity accounted investments on a fully diluted basis. FFO also includes realized disposition gains and losses, which are gains or losses arising from transactions during the reporting period, adjusted to include associated fair value changes and revaluation surplus recorded in prior periods, taxes payable or receivable in connection with those transactions and amounts that are recorded directly in equity, such as ownership changes.

We use FFO to assess our performance as an asset manager and as an investor in our assets. FFO from our Asset Management segment includes fees, net of the associated costs, that we earn from managing capital in our perpetual affiliates, private funds and liquid strategies accounts. We are also eligible to earn incentive payments in the form of incentive distributions, performance fees or carried interest. As an investor in our assets, our FFO represents the company's share of revenues less costs incurred within our operations, which include interest expenses and other costs. Specifically, it includes the impact of contracts that we enter into to generate revenues, including power sales agreements, contracts that our operating businesses enter into such as leases and take or pay contracts and sales of inventory. FFO includes the impact of changes in leverage or the cost of that financial leverage and other costs incurred to operate our business.

We use realized disposition gains and losses within FFO in order to provide additional insight regarding the performance of investments on a cumulative realized basis, including any unrealized fair value adjustments that were recorded in equity and not otherwise reflected in current period FFO, and believe it is useful to investors to better understand variances between reporting periods. We exclude depreciation and amortization from FFO as we believe that the value of most of our assets typically increases over time, provided we make the necessary maintenance expenditures, the timing and magnitude of which may differ from the amount of depreciation recorded in any given period. In addition, the depreciated cost base of our assets is reflected in the ultimate realized disposition gain or loss on disposal. As noted above, unrealized fair value changes are excluded from FFO until the period in which the asset is sold. We also exclude deferred income taxes from FFO because the vast majority of the company's deferred income tax assets and liabilities are a result of the revaluation of our assets under IFRS.

Our definition of FFO differs from the definition used by other organizations, as well as the definition of FFO used by the Real Property Association of Canada ("REALPAC") and the National Association of Real Estate Investment Trusts, Inc. ("NAREIT"), in part because the NAREIT definition is based on U.S. GAAP, as opposed to IFRS. The key differences between our definition of FFO and the determination of FFO by REALPAC and/or NAREIT are that we include the following: realized disposition gains or losses and cash taxes payable or receivable on those gains or losses, if any; foreign exchange gains or losses on monetary items not forming part of our net investment in foreign operations; and foreign exchange gains or losses on the sale of an investment in a foreign operation. We do not use FFO as a measure of cash generated from our operations.

We illustrate how we derive FFO for each operating segment and reconcile total FFO to net income in Note 3(c)(v) of the consolidated financial statements.

Segment Balance Sheet Information

We use common equity by segment as our measure of segment assets when reviewing our deconsolidated balance sheet because it is utilized by our Chief Operating Decision Maker for capital allocation decisions.

Segment Allocation and Measurement

Segment measures include amounts earned from consolidated entities that are eliminated on consolidation. The principal adjustment is to include asset management revenues charged to consolidated entities as revenues within the company's Asset Management segment with the corresponding expenses recorded as corporate costs within the relevant segment. These amounts are based on the in-place terms of the asset management contracts between the consolidated entities. Inter-segment revenues are determined under terms that approximate market value.

The company allocates the costs of shared functions that would otherwise be included within its Corporate Activities segment, such as information technology and internal audit, pursuant to formal policies.

c) Reportable Segment Measures

AS AT AND FOR THE YEAR ENDED DEC. 31, 2021 (MILLIONS)	Asset Management	Corporate Activities	Renewable Power and Transition	Infrastructure	Private Equity	Real Estate	Residential Development	Total Segments	Note
External revenues	\$ 306	\$ 169	\$ 4,580	\$ 11,941	\$ 46,252	\$ 9,923	\$ 2,560	\$ 75,731	
Inter-segment and other revenues ¹	4,930	(18)	—	6	431	32	—	5,381	i
Segmented revenues	5,236	151	4,580	11,947	46,683	9,955	2,560	81,112	
FFO from equity accounted investments ¹	558	63	187	1,697	448	742	111	3,806	ii
Interest expense	—	(414)	(892)	(1,502)	(1,503)	(3,225)	(68)	(7,604)	iii
Current income taxes	—	(38)	(43)	(402)	(537)	(77)	(17)	(1,114)	iv
FFO ¹	2,614	(370)	1,044	797	2,030	1,185	258	7,558	v
Common equity	4,905	(8,942)	5,264	3,022	3,565	32,004	2,392	42,210	
Equity accounted investments	4,496	2,056	1,801	9,569	2,945	24,829	404	46,100	
Additions to non-current assets ²	—	1,332	5,001	18,248	14,161	21,918	171	60,831	

1. We equity account for our investment in Oaktree and include our share of the FFO and FFO from equity accounted investments at 62%. However, for segment reporting, Oaktree's revenue is shown on a 100% basis. For the year ended December 31, 2021, \$2.3 billion of Oaktree's revenues was included in our Asset Management segment revenue.
2. Includes additions to equity accounted investments, investment properties, property, plant and equipment, sustainable resources, intangible assets and goodwill.

AS AT AND FOR THE YEAR ENDED DEC. 31, 2020 (MILLIONS)	Asset Management	Corporate Activities	Renewable Power and Transition	Infrastructure	Private Equity	Real Estate	Residential Development	Total Segments	Note
External revenues	\$ 246	\$ 872	\$ 4,085	\$ 9,294	\$ 37,161	\$ 8,851	\$ 2,243	\$ 62,752	
Inter-segment and other revenues ¹	3,278	(1)	—	7	614	32	—	3,930	i
Segmented revenues	3,524	871	4,085	9,301	37,775	8,883	2,243	66,682	
FFO from equity accounted investments ¹	277	(17)	116	1,329	600	765	21	3,091	ii
Interest expense	—	(388)	(885)	(1,224)	(1,573)	(3,117)	(29)	(7,216)	iii
Current income taxes	—	(67)	(66)	(247)	(286)	(82)	(8)	(756)	iv
FFO ¹	1,776	(86)	1,044	569	935	876	66	5,180	v
Common equity	4,947	(6,986)	5,154	2,552	3,965	19,331	2,730	31,693	
Equity accounted investments	4,530	830	1,444	10,530	2,623	21,024	346	41,327	
Additions to non-current assets ²	64	234	1,677	11,200	3,535	10,117	45	26,872	

1. We equity account for our investment in Oaktree and include our share of the FFO and FFO from equity accounted investments at 62%. However, for segment reporting, Oaktree's revenue is shown on a 100% basis. For the year ended December 31, 2020, \$1.2 billion of Oaktree's revenues was included in our Asset Management segment revenue.
2. Includes additions to equity accounted investments, investment properties, property, plant and equipment, sustainable resources, intangible assets and goodwill.

i. Inter-Segment Revenues

For the year ended December 31, 2021, the adjustment to external revenues when determining segmented revenues consists of asset management revenues earned from consolidated entities and asset management revenues earned by Oaktree totaling \$4.9 billion (2020 – \$3.3 billion), revenues earned on construction projects between consolidated entities totaling \$418 million (2020 – \$610 million), and other revenues totaling a net income of \$33 million (2020 – \$42 million), which were eliminated on consolidation to arrive at the company's consolidated revenues.

ii. FFO from Equity Accounted Investments

The company determines FFO from its equity accounted investments by applying the same methodology utilized in adjusting net income of consolidated entities. The following table reconciles the company's consolidated equity accounted income to FFO from equity accounted investments:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Consolidated equity accounted income (loss)	\$ 2,451	\$ (79)
Non-FFO items from equity accounted investments ¹	<u>1,355</u>	<u>3,170</u>
FFO from equity accounted investments	<u>\$ 3,806</u>	<u>\$ 3,091</u>

1. Adjustment to back out non-FFO expenses (income) that are included in consolidated equity accounted income including depreciation and amortization, deferred taxes and fair value changes from equity accounted investments.

iii. Interest Expense

For the year ended December 31, 2021, the adjustment to interest expense consists of interest on loans between consolidated entities totaling \$28 million (2020 – \$8 million) that is eliminated on consolidation, along with the associated revenue.

iv. Current Income Taxes

Current income taxes are included in FFO but are aggregated with deferred income taxes in income tax expense on the company's Consolidated Statements of Operations. The following table reconciles consolidated income taxes to current and deferred income taxes:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Current income tax expense	\$ (1,114)	\$ (756)
Deferred income tax expense	<u>(1,210)</u>	<u>(81)</u>
Income tax expense	<u>\$ (2,324)</u>	<u>\$ (837)</u>

v. Reconciliation of Net Income to Total FFO

The following table reconciles net income to total FFO:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	Note	<u>2021</u>	<u>2020</u>
Net income		\$ 12,388	\$ 707
Financial statement components not included in FFO			
Equity accounted fair value changes and other non-FFO items		1,355	3,170
Fair value changes		(5,151)	1,423
Depreciation and amortization		6,437	5,791
Deferred income taxes		1,210	81
Realized disposition gains in fair value changes or equity	vi	2,861	1,554
Non-controlling interests in FFO		<u>(11,542)</u>	<u>(7,546)</u>
Total FFO		<u>\$ 7,558</u>	<u>\$ 5,180</u>

vi. Realized Disposition Gains

Realized disposition gains include gains and losses recorded in net income arising from transactions during the current period, adjusted to include fair value changes and revaluation surplus recorded in prior periods in connection with the assets sold. Realized disposition gains also include amounts that are recorded directly in equity as changes in ownership, as opposed to net income, because they result from a change in ownership of a consolidated entity.

The realized disposition gains recorded in fair value changes, revaluation surplus or directly in equity were \$2.9 billion for the year ended December 31, 2021 (2020 – \$1.6 billion), of which \$2.0 billion relates to prior periods (2020 – \$499 million), \$751 million has been recorded directly in equity as changes in ownership (2020 – \$1.1 billion) and a gain of \$136 million has been recorded in fair value changes (2020 – loss of \$29 million).

d) Geographic Allocation

The company's revenues by location of operations are as follows:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
U.S.	\$ 19,694	\$ 18,048
Canada	7,548	5,906
U.K.	21,497	16,032
Brazil	3,730	3,323
Europe	8,491	6,191
Australia	5,892	5,528
India	2,520	1,284
Colombia	1,890	1,762
Other Asia	2,708	2,388
Other	1,761	2,290
	<u>\$ 75,731</u>	<u>\$ 62,752</u>

The company's consolidated assets by location are as follows:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
U.S.	\$ 172,952	\$ 159,684
Canada	52,989	36,403
U.K.	36,740	31,598
Brazil	22,052	20,675
Europe	32,065	22,267
Australia	20,767	22,000
India	20,935	21,438
Colombia	11,065	10,919
Other Asia	12,866	9,343
Other	8,572	9,369
	<u>\$ 391,003</u>	<u>\$ 343,696</u>

4. SUBSIDIARIES

The following table presents the details of the company's subsidiaries with significant non-controlling interests:

AS AT DEC. 31	Jurisdiction of Formation	Ownership Interest Held by Non-Controlling Interests ^{1,2}	
		2021	2020
Brookfield Renewable Partners L.P. ("BEP") ³	Bermuda	51.7%	49.3%
Brookfield Infrastructure Partners L.P. ("BIP") ⁴	Bermuda	72.8%	71.5%
Brookfield Business Partners L.P. ("BBU")	Bermuda	35.6%	36.5%
Brookfield Property Group ("BPG") ⁵	Bermuda	—%	38.3%

- Control and associated voting rights of the limited partnerships (BEP, BIP and BBU) reside with their respective general partners which are wholly owned subsidiaries of the company. The company's general partner interest is entitled to earn base management fees and incentive payments in the form of incentive distribution rights or performance fees.
- The company's ownership interest in BEP, BIP, BBU and BPG includes a combination of redemption-exchange units (REUs), Class A limited partnership units, special limited partnership units, general partnership units and units or shares that are exchangeable for units in our listed partnerships, in each subsidiary, where applicable. Each of BEP, BIP, BBU and BPG's partnership capital includes its Class A limited partnership units whereas REUs and general partnership units are considered non-controlling interests for the respective partnerships. REUs share the same economic attributes in all respects except for the redemption right attached thereto. The REUs and general partnership units participate in earnings and distributions on a per unit basis equivalent to the per unit participation of the Class A limited partnership units of the subsidiary.
- Ownership interest held by non-controlling interests represents the combined units not held in BEP and Brookfield Renewable Corporation ("BEPC").
- Ownership interest held by non-controlling interests represents the combined units not held in BIP and Brookfield Infrastructure Corporation ("BIPC").
- BPG includes Brookfield Property Partners L.P. and Brookfield's wholly owned real estate directly held entities. The ownership interest held by non-controlling interests as at December 31, 2020 represents the ownership interest of non-controlling interests in BPY as of that date.

The table below presents the exchanges on which the company's subsidiaries with significant non-controlling interests were publicly listed as of December 31, 2021:

	TSX	NYSE
BEP	BEP.UN	BEP
BIP	BIP.UN	BIP
BBU	BBU.UN	BBU

The following table outlines the composition of accumulated non-controlling interests presented within the company's consolidated financial statements:

AS AT DEC. 31 (MILLIONS)	2021	2020
BEP	\$ 19,355	\$ 17,194
BIP	23,695	19,753
BBU	10,197	9,162
BPG ¹	28,064	33,345
Individually immaterial subsidiaries with non-controlling interests	7,075	7,350
	<u>\$ 88,386</u>	<u>\$ 86,804</u>

- This balance represents non-controlling interests within the consolidated funds of BPG.

All publicly listed entities are subject to independent governance. Accordingly, the company has no direct access to the assets of these subsidiaries. Summarized financial information with respect to the company's subsidiaries with significant non-controlling interests is set out below. The summarized financial information represents amounts before intra-group eliminations:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	BEP		BIP		BBU		BPG	
	2021	2020	2021	2020	2021	2020	2021	2020
Current assets	\$ 2,861	\$ 1,742	\$ 4,896	\$ 3,711	\$ 15,418	\$ 14,493	\$ 23,487	\$ 12,270
Non-current assets	53,006	47,980	69,065	57,620	48,801	40,253	140,510	132,178
Current liabilities	(3,222)	(2,761)	(8,661)	(5,524)	(13,912)	(12,133)	(34,158)	(27,949)
Non-current liabilities	(28,649)	(25,194)	(38,909)	(34,134)	(37,307)	(31,276)	(69,771)	(63,823)
Non-controlling interests	(19,355)	(17,194)	(23,695)	(19,753)	(10,197)	(9,162)	(28,064)	(33,345)
Equity attributable to Brookfield	<u>\$ 4,641</u>	<u>\$ 4,573</u>	<u>\$ 2,696</u>	<u>\$ 1,920</u>	<u>\$ 2,803</u>	<u>\$ 2,175</u>	<u>\$ 32,004</u>	<u>\$ 19,331</u>
Revenues	<u>\$ 4,096</u>	<u>\$ 3,810</u>	<u>\$ 11,537</u>	<u>\$ 8,885</u>	<u>\$ 46,587</u>	<u>\$ 37,635</u>	<u>\$ 9,955</u>	<u>\$ 8,883</u>
Net income (loss) attributable to:								
Non-controlling interests	\$ 151	\$ 162	\$ 2,489	\$ 863	\$ 1,846	\$ 686	\$ 3,831	\$ (336)
Shareholders	(217)	(207)	230	41	307	(106)	1,616	(1,321)
	<u>\$ (66)</u>	<u>\$ (45)</u>	<u>\$ 2,719</u>	<u>\$ 904</u>	<u>\$ 2,153</u>	<u>\$ 580</u>	<u>\$ 5,447</u>	<u>\$ (1,657)</u>
Other comprehensive income (loss) attributable to:								
Non-controlling interests	\$ 1,835	\$ 1,621	\$ 197	\$ (82)	\$ 218	\$ 25	\$ 857	\$ 464
Shareholders	931	653	63	20	65	47	442	401
	<u>\$ 2,766</u>	<u>\$ 2,274</u>	<u>\$ 260</u>	<u>\$ (62)</u>	<u>\$ 283</u>	<u>\$ 72</u>	<u>\$ 1,299</u>	<u>\$ 865</u>

The summarized cash flows of the company's subsidiaries with material non-controlling interests are as follows:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	BEP		BIP		BBU		BPG	
	2021	2020	2021	2020	2021	2020	2021	2020
Cash flows from (used in):								
Operating activities	\$ 734	\$ 1,296	\$ 2,772	\$ 2,530	\$ 1,693	\$ 4,205	\$ 3,924	\$ (439)
Financing activities	2,143	(792)	(995)	2,126	7,063	(1,077)	7,790	4,330
Investing activities	(2,504)	(426)	(1,173)	(4,609)	(8,926)	(2,334)	(10,210)	(3,401)
Distributions paid to non-controlling interests in common equity	<u>\$ 456</u>	<u>\$ 323</u>	<u>\$ 715</u>	<u>\$ 642</u>	<u>\$ 13</u>	<u>\$ 13</u>	<u>\$ 120</u>	<u>\$ 528</u>

5. ACQUISITIONS OF CONSOLIDATED ENTITIES

a) Completed During 2021

The following table summarizes the balance sheet impact as a result of business combinations that occurred in the year ended December 31, 2021. The valuations of the assets acquired are still under evaluation and as such the business combinations have been accounted for on a provisional basis:

(MILLIONS)	Private Equity	Infrastructure	Real Estate	Renewable Power and Transition and Other	Total
Cash and cash equivalents	\$ 288	\$ 217	\$ 78	\$ 3	\$ 586
Accounts receivable and other	826	455	104	100	1,485
Inventory	690	23	2	6	721
Equity accounted investments	20	—	7	45	72
Investment properties	—	—	988	—	988
Property, plant and equipment	2,518	10,179	2,172	2,366	17,235
Intangible assets	4,535	3,734	67	—	8,336
Goodwill	3,960	2,400	113	118	6,591
Deferred income tax assets	6	9	—	—	15
Total assets	<u>12,843</u>	<u>17,017</u>	<u>3,531</u>	<u>2,638</u>	<u>36,029</u>
Less:					
Accounts payable and other	(1,811)	(3,271)	(131)	(188)	(5,401)
Non-recourse borrowings	(132)	(6,698)	(1,452)	(975)	(9,257)
Deferred income tax liabilities	(1,215)	(1,430)	(113)	—	(2,758)
Non-controlling interests ¹	(22)	(156)	(3)	(2)	(183)
	<u>(3,180)</u>	<u>(11,555)</u>	<u>(1,699)</u>	<u>(1,165)</u>	<u>(17,599)</u>
Net assets acquired	<u>\$ 9,663</u>	<u>\$ 5,462</u>	<u>\$ 1,832</u>	<u>\$ 1,473</u>	<u>\$ 18,430</u>
Consideration ²	<u>\$ 9,663</u>	<u>\$ 5,462</u>	<u>\$ 1,832</u>	<u>\$ 1,473</u>	<u>\$ 18,430</u>

1. Includes non-controlling interests recognized on business combinations measured as the proportionate share of fair value of the identifiable assets and liabilities on the date of acquisition.

2. Total consideration, including amounts paid by non-controlling interests that participated in the acquisition as investors in Brookfield-sponsored private funds or as co-investors.

Brookfield recorded \$2.8 billion of revenue and \$3 million of net income in 2021 from the acquired operations as a result of the acquisitions made during the year. If the acquisitions had occurred at the beginning of the year, they would have contributed \$8.6 billion and \$351 million to total revenues and net income, respectively.

The following table summarizes the balance sheet impact as a result of significant business combinations that occurred in 2021. The valuations of the assets acquired are still under evaluation and as such the business combinations have been accounted for on a provisional basis.

(MILLIONS)	Private Equity			Infrastructure	Real Estate	Renewable Power and Transition	
	Modulaire	DexKo	Aldo	IPL	Life Sciences Assets	U.S. Wind	U.S. Distributed Generation
Cash and cash equivalents ...	\$ 100	\$ 106	\$ 59	\$ 121	\$ 6	\$ 1	\$ 1
Accounts receivable and other	418	278	31	420	1	71	28
Inventory	104	436	48	20	—	6	—
Equity accounted investments	—	19	—	—	—	—	—
Investment properties	—	—	—	—	988	—	—
Property, plant and equipment	1,963	462	5	9,865	—	1,643	723
Intangible assets	1,941	2,212	295	2,569	2	—	—
Goodwill	1,667	1,408	421	2,096	36	—	117
Deferred income tax assets ..	—	6	—	—	—	—	—
Total assets	<u>6,193</u>	<u>4,927</u>	<u>859</u>	<u>15,091</u>	<u>1,033</u>	<u>1,721</u>	<u>869</u>
Less:							
Accounts payable and other	(817)	(637)	(136)	(3,012)	(7)	(142)	(45)
Non-recourse borrowings ..	(27)	(2)	—	(6,185)	—	(835)	(140)
Deferred income tax liabilities	(590)	(504)	(100)	(1,229)	(36)	—	—
Non-controlling interests ¹ ..	—	(10)	—	—	—	—	—
	<u>(1,434)</u>	<u>(1,153)</u>	<u>(236)</u>	<u>(10,426)</u>	<u>(43)</u>	<u>(977)</u>	<u>(185)</u>
Net assets acquired	<u>\$ 4,759</u>	<u>\$ 3,774</u>	<u>\$ 623</u>	<u>\$ 4,665</u>	<u>\$ 990</u>	<u>\$ 744</u>	<u>\$ 684</u>
Consideration ²	<u>\$ 4,759</u>	<u>\$ 3,774</u>	<u>\$ 623</u>	<u>\$ 4,665</u>	<u>\$ 990</u>	<u>\$ 744</u>	<u>\$ 684</u>

1. Includes non-controlling interests recognized on business combinations measured as the proportionate share of fair value of the identifiable assets and liabilities on the date of acquisition.

2. Total consideration, including amounts paid by non-controlling interests that participated in the acquisition as investors in Brookfield-sponsored private funds or as co-investors.

Private Equity

On August 31, 2021, a subsidiary of the company, alongside institutional partners, acquired a 100% interest in Aldo Componentes Eletrônicos LTDA (“Aldo”), a leading distributor of solar power solutions for the distributed generation market in Brazil. The total consideration paid for the business was \$623 million, comprising of \$295 million of cash consideration and \$328 million of contingent consideration payable to the former shareholder if certain performance targets are met. Goodwill of \$421 million was recognized, which is not deductible for income tax purposes. Total revenues and net income that would have been recorded if the transaction had occurred at the beginning of the year are \$553 million and \$68 million, respectively.

On October 4, 2021, a subsidiary of the company, alongside institutional partners, acquired a 100% interest in DexKo Global Inc. (“DexKo”), a leading global manufacturer of highly engineered components primarily for industrial trailers and other towable-equipment providers. The total consideration paid for the business was \$3.8 billion, comprising of \$1.1 billion of cash, \$2.6 billion of debt raised for the acquisition and \$30 million of contingent consideration. Goodwill of \$1.4 billion was recognized, which is not deductible for income tax purposes. Total revenues and net loss that would have been recorded if the transaction had occurred at the beginning of the year are \$2.5 billion and \$139 million, respectively.

On December 15, 2021, a subsidiary of the company, alongside institutional partners, acquired a 100% interest in Modulaire Investments 2 S.à.r.l. (“Modulaire”), a provider of modular building leasing services in Europe and Asia-Pacific. The total consideration paid for the business was \$4.8 billion, comprising of \$1.6 billion of cash and \$3.2 billion of debt raised for the acquisition. Goodwill of \$1.7 billion was recognized, which is not deductible for income tax purposes. Total revenues and net income that would have been recorded if the transaction had occurred at the beginning of the year are \$1.7 billion and \$135 million, respectively.

Infrastructure

During 2021, a subsidiary of the company, alongside institutional partners, acquired a 100% interest in Inter Pipeline Ltd. (“IPL”). The transaction was accounted for as a business combination as of the initial acquisition on August 20, 2021. The total consideration paid for the business was \$4.7 billion, comprising of \$1.9 billion of cash, \$0.2 billion of BIPC exchangeable LP units, \$1.1 billion of BIPC exchangeable shares, \$0.9 billion of debt raised on closing, and an existing 10% interest valued at \$0.6 billion on the initial acquisition date. Goodwill of \$2.1 billion was recognized, which is not deductible for income tax purposes. Total revenues and net income that would have been recorded if the transaction had occurred at the beginning of the year are \$2.5 billion and \$274 million, respectively.

Real Estate

On June 16, 2021, a subsidiary of the company, alongside institutional partners, acquired a portfolio of life sciences assets in the U.K., through our BSREP III fund. The total consideration paid for the portfolio was \$990 million, comprising of \$352 million of cash with the remainder funded through non-recourse borrowings raised concurrently on closing. Total revenues and net income that would have been recorded if the transaction had occurred at the beginning of the year are \$34 million and \$86 million, respectively.

Renewable Power and Transition

On March 24, 2021, a subsidiary of the company, alongside institutional partners, completed the acquisition of 100% of a portfolio of three wind generation facilities and development projects located in the U.S. The total consideration paid for the portfolio was \$744 million. Total revenues and net income that would have been recorded if the transaction had occurred at the beginning of the year are \$183 million and \$12 million, respectively.

On March 31, 2021, a subsidiary of the company, alongside institutional partners, completed the acquisition of 100% of a distributed generation business in the U.S. The total consideration paid for the business was \$684 million. Total revenues and net income that would have been recorded if the transaction had occurred at the beginning of the year are \$79 million and \$6 million, respectively.

b) Completed During 2020

The following table summarizes the balance sheet impact as a result of business combinations that occurred in the year ended December 31, 2020. No material changes were made to those allocations disclosed in the 2020 consolidated financial statements:

(MILLIONS)	Private Equity	Infrastructure	Real Estate, Renewable Power and Transition and Other	Total
Cash and cash equivalents	\$ 105	\$ —	\$ 38	\$ 143
Accounts receivable and other	1,441	408	76	1,925
Inventory	12	—	55	67
Property, plant and equipment	84	7,334	661	8,079
Intangible assets	27	532	66	625
Goodwill	63	27	55	145
Deferred income tax assets	31	—	15	46
Total assets	<u>1,763</u>	<u>8,301</u>	<u>966</u>	<u>11,030</u>
Less:				
Accounts payable and other	(55)	(2,518)	(227)	(2,800)
Non-recourse borrowings	(1,016)	(2,356)	(470)	(3,842)
Deferred income tax liabilities	—	(22)	(12)	(34)
Non-controlling interests ¹	(227)	—	(47)	(274)
	<u>(1,298)</u>	<u>(4,896)</u>	<u>(756)</u>	<u>(6,950)</u>
Net assets acquired	<u>\$ 465</u>	<u>\$ 3,405</u>	<u>\$ 210</u>	<u>\$ 4,080</u>
Consideration ²	<u>\$ 465</u>	<u>\$ 3,405</u>	<u>\$ 210</u>	<u>\$ 4,080</u>

1. Includes non-controlling interests recognized on business combinations measured as the proportionate share of fair value of the identifiable assets and liabilities on the date of acquisition.

2. Total consideration, including amounts paid by non-controlling interests that participated in the acquisition as investors in Brookfield-sponsored private funds or as co-investors.

Brookfield recorded \$621 million of revenue and \$10 million of net income in 2020 from the acquired operations as a result of the acquisitions made in 2020. If the acquisitions had occurred at the beginning of 2020, they would have contributed \$1.6 billion and \$25 million to total revenue and net losses, respectively.

The following table summarizes the balance sheet impact as a result of significant business combinations that occurred in 2020. No material changes were made to those allocations disclosed in the 2020 consolidated financial statements.

(MILLIONS)	Private Equity	Infrastructure
	IndoStar	Summit DigiTel
Cash and cash equivalents	\$ 78	\$ —
Accounts receivable and other	1,391	408
Property, plant and equipment	9	7,334
Intangible assets	20	532
Goodwill	21	27
Deferred income tax assets	28	—
Total assets	<u>1,547</u>	<u>8,301</u>
Less:		
Accounts payable and other	(30)	(2,518)
Non-recourse borrowings	(1,003)	(2,356)
Deferred income tax liabilities	—	(22)
Non-controlling interests ¹	<u>(219)</u>	<u>—</u>
	<u>(1,252)</u>	<u>(4,896)</u>
Net assets acquired	<u>\$ 295</u>	<u>\$ 3,405</u>
Consideration ²	<u>\$ 295</u>	<u>\$ 3,405</u>

1. Includes non-controlling interests recognized on business combinations measured as the proportionate share of fair value of the identifiable assets and liabilities on the date of acquisition.

2. Total consideration, including amounts paid by non-controlling interests that participated in the acquisition as investors in Brookfield-sponsored private funds or as co-investors.

Private Equity

During 2020, a subsidiary of the company, together with institutional partners, acquired a 57% ownership interest in IndoStar, an Indian financing company focused on commercial vehicle lending and affordable home finance. The transaction was accounted for as a business combination achieved in stages on May 27, July 8 and 9, 2020. The subsidiary's previously held investment in IndoStar was remeasured to fair value prior to the acquisition of additional interests. The fair value approximated carrying value and no cumulative gain or loss arising from changes in the fair value of the investment was recognized. Total consideration of \$295 million was comprised of an existing equity interest of \$276 million and \$19 million of cash on hand. Total revenues and net loss that would have been recorded during 2020 if the transaction had occurred at the beginning of 2020 are \$175 million and \$37 million, respectively.

Infrastructure

On August 31, 2020, a subsidiary of the company, alongside institutional partners, acquired a 100% interest in an Indian telecom tower operation for a total of approximately \$3.4 billion. Consideration paid was funded fully by cash on hand. Goodwill in the amount of \$27 million was recognized, which is not deductible for income tax purposes. Total revenues and net income that would have been recorded during 2020 if the transaction had occurred at the beginning of 2020 are \$1.1 billion and \$9 million, respectively.

6. FAIR VALUE OF FINANCIAL INSTRUMENTS

a) Financial Instruments Classification

The following tables list the company's financial instruments by their respective classification as at December 31, 2021 and 2020:

AS AT DEC. 31, 2021 (MILLIONS)	Fair Value Through Profit or Loss	Fair Value Through OCI	Amortized Cost	Total
Financial assets¹				
Cash and cash equivalents	\$ —	\$ —	\$ 12,694	\$ 12,694
Other financial assets				
Government bonds	—	2,020	—	2,020
Corporate bonds	514	2,004	3	2,521
Fixed income securities and other	1,484	1,637	120	3,241
Common shares and warrants	3,492	2,435	—	5,927
Loans and notes receivable	5	—	2,832	2,837
	<u>5,495</u>	<u>8,096</u>	<u>2,955</u>	<u>16,546</u>
Accounts receivable and other ²	2,345	—	12,973	15,318
	<u>\$ 7,840</u>	<u>\$ 8,096</u>	<u>\$ 28,622</u>	<u>\$ 44,558</u>
Financial liabilities				
Corporate borrowings	\$ —	\$ —	\$ 10,875	\$ 10,875
Non-recourse borrowings of managed entities				
Property-specific borrowings	—	—	152,008	152,008
Subsidiary borrowings	—	—	13,049	13,049
	<u>—</u>	<u>—</u>	<u>165,057</u>	<u>165,057</u>
Accounts payable and other ²	5,490	—	38,014	43,504
Subsidiary equity obligations	1,538	—	2,770	4,308
	<u>\$ 7,028</u>	<u>\$ —</u>	<u>\$ 216,716</u>	<u>\$ 223,744</u>

1. Financial assets include \$10.1 billion of assets pledged as collateral.

2. Includes derivative instruments which are elected for hedge accounting, totaling \$1.1 billion included in accounts receivable and other and \$1.5 billion included in accounts payable and other, for which changes in fair value are recorded in other comprehensive income.

AS AT DEC. 31, 2020
(MILLIONS)

	Fair Value Through Profit or Loss	Fair Value Through OCI	Amortized Cost	Total
Financial assets¹				
Cash and cash equivalents	\$ —	\$ —	\$ 9,933	\$ 9,933
Other financial assets				
Government bonds	356	2,295	—	2,651
Corporate bonds	1,094	2,148	357	3,599
Fixed income securities and other	1,079	1,191	—	2,270
Common shares and warrants	3,287	3,227	—	6,514
Loans and notes receivable ²	110	—	2,586	2,696
	5,926	8,861	2,943	17,730
Accounts receivable and other ³	1,766	—	11,906	13,672
	<u>\$ 7,692</u>	<u>\$ 8,861</u>	<u>\$ 24,782</u>	<u>\$ 41,335</u>
Financial liabilities				
Corporate borrowings	\$ —	\$ —	\$ 9,077	\$ 9,077
Non-recourse borrowings of managed entities				
Property-specific borrowings	—	—	128,556	128,556
Subsidiary borrowings	—	—	10,768	10,768
	—	—	139,324	139,324
Accounts payable and other ³	5,889	—	35,228	41,117
Subsidiary equity obligations	1,457	—	2,242	3,699
	<u>\$ 7,346</u>	<u>\$ —</u>	<u>\$ 185,871</u>	<u>\$ 193,217</u>

1. Financial assets include \$9.7 billion of assets pledged as collateral.

2. Includes a shareholder loan of \$500 million receivable from our U.S. gas pipeline.

3. Includes derivative instruments which are elected for hedge accounting, totaling \$888 million included in accounts receivable and other and \$2.4 billion included in accounts payable and other, for which changes in fair value are recorded in other comprehensive income.

Gains or losses arising from changes in fair value through profit or loss (“FVTPL”) financial assets are presented in the Consolidated Statements of Operations in the period in which they arise. Dividends from FVTPL and fair value through other comprehensive income (“FVTOCI”) financial assets are recognized in the Consolidated Statements of Operations when the company’s right to receive payment is established. Interest on FVTOCI financial assets is calculated using the effective interest method and reported in the Consolidated Statements of Operations.

FVTOCI debt and equity securities are recorded on the balance sheet at fair value with changes in FVTOCI. As at December 31, 2021, the unrealized gains and losses relating to the fair value of FVTOCI securities amounted to \$996 million (2020 – \$916 million) and \$213 million (2020 – \$322 million), respectively.

During the year ended December 31, 2021, net deferred income of \$1 million (2020 – losses of \$7 million) previously recognized in accumulated other comprehensive income were reclassified to net income as a result of the disposition or impairment of certain of our FVTOCI financial assets that are not equity instruments.

Included in cash and cash equivalents is cash of \$10.8 billion (2020 – \$8.2 billion) and short-term deposits of \$1.9 billion (2020 – \$1.8 billion) as at December 31, 2021.

b) Carrying and Fair Value

The following table lists the company's financial instruments by their respective classification as at December 31, 2021 and 2020:

AS AT DEC. 31 (MILLIONS)	2021		2020	
	Carrying Value	Fair Value	Carrying Value	Fair Value
Financial assets				
Cash and cash equivalents	\$ 12,694	\$ 12,694	\$ 9,933	\$ 9,933
Other financial assets				
Government bonds	2,020	2,020	2,651	2,651
Corporate bonds	2,521	2,521	3,599	3,599
Fixed income securities and other	3,241	3,241	2,270	2,270
Common shares and warrants	5,927	5,927	6,514	6,514
Loans and notes receivable	2,837	2,837	2,696	2,696
	16,546	16,546	17,730	17,730
Accounts receivable and other	15,318	15,318	13,672	13,672
	\$ 44,558	\$ 44,558	\$ 41,335	\$ 41,335
Financial liabilities				
Corporate borrowings	\$ 10,875	\$ 11,993	\$ 9,077	\$ 10,540
Non-recourse borrowings of managed entities				
Property-specific borrowings	152,008	153,844	128,556	131,099
Subsidiary borrowings	13,049	13,415	10,768	11,085
	165,057	167,259	139,324	142,184
Accounts payable and other	43,504	43,504	41,117	41,117
Subsidiary equity obligations	4,308	4,308	3,699	3,699
	\$ 223,744	\$ 227,064	\$ 193,217	\$ 197,540

The current and non-current balances of other financial assets are as follows:

AS AT DEC. 31 (MILLIONS)	2021	2020
Current	\$ 6,963	\$ 5,483
Non-current	9,583	12,247
Total	\$ 16,546	\$ 17,730

c) Fair Value Hierarchy Levels

The following table categorizes financial assets and liabilities, which are carried at fair value, based upon the fair value hierarchy levels:

AS AT DEC. 31 (MILLIONS)	2021			2020		
	Level 1	Level 2	Level 3	Level 1	Level 2	Level 3
Financial assets						
Other financial assets						
Government bonds	\$ 48	\$ 1,972	\$ —	\$ 7	\$ 2,644	\$ —
Corporate bonds	85	2,050	383	192	2,764	286
Fixed income securities and other	762	1,908	451	867	912	491
Common shares and warrants	4,063	548	1,316	4,548	577	1,389
Loans and notes receivables	—	—	5	—	42	68
	<u>4,958</u>	<u>6,478</u>	<u>2,155</u>	<u>5,614</u>	<u>6,939</u>	<u>2,234</u>
Accounts receivable and other	3	2,265	77	50	1,581	135
	<u>\$ 4,961</u>	<u>\$ 8,743</u>	<u>\$ 2,232</u>	<u>\$ 5,664</u>	<u>\$ 8,520</u>	<u>\$ 2,369</u>
Financial liabilities						
Accounts payable and other	\$ 29	\$ 4,150	\$ 1,311	\$ 75	\$ 5,090	\$ 724
Subsidiary equity obligations	—	135	1,403	—	77	1,380
	<u>\$ 29</u>	<u>\$ 4,285</u>	<u>\$ 2,714</u>	<u>\$ 75</u>	<u>\$ 5,167</u>	<u>\$ 2,104</u>

During the year ended December 31, 2021 and 2020, there were no transfers between Level 1, 2 or 3.

Fair values of financial instruments are determined by reference to quoted bid or ask prices, as appropriate. If bid and ask prices are unavailable, the closing price of the most recent transaction of that instrument is used. In the absence of an active market, fair values are determined based on prevailing market rates for instruments with similar characteristics and risk profiles or internal or external valuation models, such as option pricing models and discounted cash flow analysis, using observable market inputs.

The following table summarizes the valuation techniques and key inputs used in the fair value measurement of Level 2 financial instruments:

(MILLIONS)	Carrying Value	Valuation Techniques and Key Inputs
Type of Asset/Liability	Dec. 31, 2021	
Other financial assets	\$ 6,478	Valuation models based on observable market data
Derivative assets/Derivative liabilities (accounts receivable/ accounts payable)	2,265 / (4,150)	Foreign currency forward contracts – discounted cash flow model – forward exchange rates (from observable forward exchange rates at the end of the reporting period) and discounted at credit adjusted rate
		Interest rate contracts – discounted cash flow model – forward interest rates (from observable yield curves) and applicable credit spreads discounted at a credit adjusted rate
		Energy derivatives – quoted market prices, or in their absence internal valuation models, corroborated with observable market data
Redeemable fund units (subsidiary equity obligations)	(135)	Aggregated market prices of underlying investments

Fair values determined using valuation models requiring the use of unobservable inputs (Level 3 financial assets and liabilities) include assumptions concerning the amount and timing of estimated future cash flows and discount rates. In determining those unobservable inputs, the company uses observable external market inputs such as interest rate yield curves, currency rates and price and rate volatilities, as applicable, to develop assumptions regarding those unobservable inputs.

The following table summarizes the valuation techniques and significant unobservable inputs used in the fair value measurement of Level 3 financial instruments:

(MILLIONS) Type of Asset/Liability	Carrying Value Dec. 31, 2021	Valuation Techniques	Significant Unobservable Inputs	Relationship of Unobservable Inputs to Fair Value
Corporate bonds	\$ 383	Discounted cash flows	<ul style="list-style-type: none"> • Future cash flows • Discount rate 	<ul style="list-style-type: none"> • Increases (decreases) in future cash flows increase (decrease) fair value • Increases (decreases) in discount rate decrease (increase) fair value
Fixed income securities and other	451	Discounted cash flows	<ul style="list-style-type: none"> • Future cash flows • Discount rate 	<ul style="list-style-type: none"> • Increases (decreases) in future cash flows increase (decrease) fair value • Increases (decreases) in discount rate decrease (increase) fair value
Common shares and warrants	1,316	Discounted cash flows Black-Scholes model	<ul style="list-style-type: none"> • Future cash flows • Discount rate • Volatility • Term to maturity 	<ul style="list-style-type: none"> • Increases (decreases) in future cash flows increase (decrease) fair value • Increases (decreases) in discount rate decrease (increase) fair value • Increases (decreases) in volatility increase (decreases) fair value • Increases (decreases) in term to maturity increase (decrease) fair value
Derivative assets/Derivative liabilities (accounts receivable/payable)	77 / (1,311)	Discounted cash flows	<ul style="list-style-type: none"> • Future cash flows • Discount rate 	<ul style="list-style-type: none"> • Increases (decreases) in future cash flows increase (decrease) fair value • Increases (decreases) in discount rate decrease (increase) fair value
Limited-life funds (subsidiary equity obligations)	(1,403)	Discounted cash flows	<ul style="list-style-type: none"> • Future cash flows • Discount rate • Terminal capitalization rate • Investment horizon 	<ul style="list-style-type: none"> • Increases (decreases) in future cash flows increase (decrease) fair value • Increases (decreases) in discount rate decrease (increase) fair value • Increases (decreases) in terminal capitalization rate decrease (increase) fair • Increases (decreases) in the investment horizon decrease (increase) fair value

The following table presents the changes in the balance of financial assets and liabilities classified as Level 3 for the years ended December 31, 2021 and 2020:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021		2020	
	Financial Assets	Financial Liabilities	Financial Assets	Financial Liabilities
Balance, beginning of year	\$ 2,369	\$ 2,104	\$ 1,780	\$ 2,542
Fair value changes in net income	160	96	(92)	(111)
Fair value changes in other comprehensive income ¹	(8)	94	15	4
Disposals, net of additions	(289)	420	666	(331)
Balance, end of year	<u>\$ 2,232</u>	<u>\$ 2,714</u>	<u>\$ 2,369</u>	<u>\$ 2,104</u>

1. Includes foreign currency translation.

The following table categorizes liabilities measured at amortized cost, but for which fair values are disclosed based upon the fair value hierarchy levels:

AS AT DEC. 31 (MILLIONS)	2021			2020		
	Level 1	Level 2	Level 3	Level 1	Level 2	Level 3
Corporate borrowings	\$ 11,906	\$ 87	\$ —	\$ 10,443	\$ 97	\$ —
Property-specific borrowings	12,163	65,234	76,447	3,406	57,927	69,766
Subsidiary borrowings	6,831	—	6,584	7,825	3	3,257
Subsidiary equity obligations	—	544	2,226	—	73	2,169

Fair values of Level 2 and Level 3 liabilities measured at amortized cost but for which fair values are disclosed are determined using valuation techniques such as adjusted public pricing and discounted cash flows.

d) Hedging Activities

The company uses derivatives and non-derivative financial instruments to manage or maintain exposures to interest, currency, credit and other market risks. Derivative financial instruments are recorded at fair value. For certain derivatives which are used to manage exposures, the company determines whether hedge accounting can be applied. Hedge accounting is applied when the derivative is designated as a hedge of a specific exposure and there is assurance that it will continue to be highly effective as a hedge based on an expectation of offsetting cash flows or fair value. Hedge accounting is discontinued prospectively when the derivative no longer qualifies as a hedge or the hedging relationship is terminated. Once discontinued, the cumulative change in fair value of a derivative that was previously recorded in other comprehensive income by the application of hedge accounting is recognized in profit or loss over the remaining term of the original hedging relationship as amounts related to the hedged item are recognized in profit or loss. The assets or liabilities relating to unrealized mark-to-market gains and losses on derivative financial instruments are recorded in financial assets and liabilities, respectively.

i. Cash Flow Hedges

The company uses the following cash flow hedges: energy derivative contracts to hedge the sale of power; interest rate swaps to hedge the variability in cash flows or future cash flows related to a variable rate asset or liability; and equity derivatives to hedge long-term compensation arrangements. For the year ended December 31, 2021, pre-tax net unrealized gains of \$582 million (2020 – net unrealized losses of \$479 million) were recorded in other comprehensive income for the effective portion of the cash flow hedges. As at December 31, 2021, there was an unrealized derivative liability balance of \$232 million relating to derivative contracts designated as cash flow hedges (2020 – liability of \$689 million).

ii. Net Investment Hedges

The company uses foreign exchange contracts and foreign currency denominated debt instruments to manage its foreign currency exposures arising from net investments in foreign operations. For the year ended December 31, 2021, unrealized pre-tax net gains of \$407 million (2020 – losses of \$182 million) were recorded in other comprehensive income for the effective portion of hedges of net investments in foreign operations. As at December 31, 2021, there was an unrealized derivative liability balance of \$163 million relating to derivative contracts designated as net investment hedges (2020 – liability of \$868 million).

e) Netting of Financial Instruments

Financial assets and liabilities are offset with the net amount reported in the Consolidated Balance Sheets, where the company currently has a legally enforceable right to offset and there is an intention to settle on a net basis or realize the asset and settle the liability simultaneously.

The company enters into derivative transactions under International Swaps and Derivatives Association (“ISDA”) master netting agreements. In general, under such agreements the amounts owed by each counterparty on a single day are aggregated into a single net amount that is payable by one party to the other. The agreements provide the company with the legal and enforceable right to offset these amounts and accordingly the following balances are presented net in the consolidated financial statements:

AS AT DEC. 31 (MILLIONS)	Accounts Receivable and Other		Accounts Payable and Other	
	2021	2020	2021	2020
Gross amounts of financial instruments before netting	\$ 4,814	\$ 2,195	\$ 5,037	\$ 4,379
Gross amounts of financial instruments set-off in the Consolidated Balance Sheets	(2,469)	(429)	(2,452)	(351)
Net amount of financial instruments in the Consolidated Balance Sheets	<u>\$ 2,345</u>	<u>\$ 1,766</u>	<u>\$ 2,585</u>	<u>\$ 4,028</u>

7. ACCOUNTS RECEIVABLE AND OTHER

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Accounts receivable	(a)	\$ 11,332	\$ 10,113
Prepaid expenses and other assets	(a)	8,162	6,335
Restricted cash	(b)	2,266	2,395
Sustainable resources	(c)	—	85
Total		<u>\$ 21,760</u>	<u>\$ 18,928</u>

The current and non-current balances of accounts receivable and other are as follows:

AS AT DEC. 31 (MILLIONS)	2021	2020
Current	\$ 16,098	\$ 14,187
Non-current	5,662	4,741
Total	<u>\$ 21,760</u>	<u>\$ 18,928</u>

a) Accounts Receivable and Other Assets

Accounts receivable includes contract assets of \$651 million (2020 – \$632 million). Contract assets primarily relate to work-in-progress on our long-term construction services contracts for which customers have not yet been billed.

b) Restricted Cash

Restricted cash primarily relates to the financing arrangements including defeasement of debt obligations, debt service accounts and deposits held by the company’s insurance operations across our segments.

c) Sustainable Resources

The following table presents the change in the balance of timber and other agricultural assets:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021	2020
Balance, beginning of year	\$ 85	\$ 109
Additions	28	75
Dispositions	(63)	—
Fair value adjustments	(5)	2
Decrease due to harvest	(41)	(61)
Foreign currency changes	(4)	(40)
Balance, end of year	<u>\$ —</u>	<u>\$ 85</u>

Dispositions of \$63 million in 2021 mainly relate to the sale of our agricultural asset portfolio.

The carrying values are based on external appraisals completed annually as at December 31. The appraisals utilize a combination of the discounted cash flow and sales comparison approaches to arrive at the estimated value. The significant unobservable inputs (Level 3) included in the discounted cash flow models used when determining the fair value of standing timber and agricultural assets include:

Valuation Techniques	Significant Unobservable Inputs	Relationship of Unobservable Inputs to Fair Value	Mitigating Factors
Discounted cash flow analysis	<ul style="list-style-type: none"> • Future cash flows • Timber / agricultural prices • Discount rate / terminal capitalization rate • Exit Date 	<ul style="list-style-type: none"> • Increases (decreases) in future cash flows increase (decrease) fair value • Increases (decreases) in price increase (decrease) fair value • Increases (decreases) in discount rate or terminal capitalization rate decrease (increase) fair value • Increases (decreases) in exit date decrease (increase) fair value 	<ul style="list-style-type: none"> • Increases (decreases) in cash flows tend to be accompanied by increases (decreases) in discount rates that may offset changes in fair value from cash flows • Increases (decreases) in price tend to be accompanied by increases (decreases) in discount rates that may offset changes in fair value from price • Decreases (increases) in discount rates or terminal capitalization rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from rates • Increases (decreases) in the exit date tend to be the result of changing cash flow profiles that may result in higher (lower) growth in cash flows prior to stabilizing in the terminal year

As at December 31, 2021, there are no sustainable resources in our accounts receivable and other balance. Key valuation assumptions in the prior year included a weighted-average discount and terminal capitalization rate of 4.6% and terminal valuation dates of up to 18 years. Timber and agricultural asset prices were based on a combination of forward prices available in the market and price forecasts.

8. INVENTORY

The following table presents the components of inventory:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Residential properties under development	\$ 2,135	\$ 2,816
Land held for development	1,802	2,015
Completed residential properties	1,869	743
Industrial products	3,113	2,611
Other ¹	2,496	2,175
Total	<u>\$ 11,415</u>	<u>\$ 10,360</u>

1. Other includes fuel inventory of \$731 million (2020 – \$651 million) and office developments of \$213 million (2020 – \$581 million).

The current and non-current balances of inventory are as follows:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Current	\$ 8,557	\$ 6,337
Non-current	2,858	4,023
Total	<u>\$ 11,415</u>	<u>\$ 10,360</u>

During the year ended December 31, 2021, the company recognized \$35.7 billion of inventory relating to cost of goods sold (2020 – \$24.6 billion) and a \$96 million expense for impaired inventory (2020 – \$107 million). The carrying amount of inventory pledged as collateral at December 31, 2021 was \$6.8 billion (2020 – \$6.0 billion).

9. HELD FOR SALE

The following is a summary of the assets and liabilities classified as held for sale as at December 31, 2021 and 2020:

AS AT DEC. 31 (MILLIONS)	Real Estate	Infrastructure	Renewable Power and Transition and Other	2021 Total	2020 Total
Assets					
Cash and cash equivalents	\$ 204	\$ —	\$ 9	\$ 213	\$ 6
Accounts receivable and other	295	—	3	298	67
Equity accounted investments	130	146	—	276	1,533
Investment properties	9,053	—	—	9,053	4,224
Property, plant and equipment	1,820	—	54	1,874	82
Goodwill	220	—	—	220	—
Other long-term assets	—	—	—	—	5
Deferred income tax assets	24	—	—	24	—
Assets classified as held for sale	<u>\$ 11,746</u>	<u>\$ 146</u>	<u>\$ 66</u>	<u>\$ 11,958</u>	<u>\$ 5,917</u>
Liabilities					
Accounts payable and other	\$ 136	\$ —	\$ 3	\$ 139	\$ 118
Non-recourse borrowings of managed entities	3,006	—	3	3,009	2,234
Deferred income tax liabilities	—	—	—	—	7
Liabilities associated with assets classified as held for sale	<u>\$ 3,142</u>	<u>\$ —</u>	<u>\$ 6</u>	<u>\$ 3,148</u>	<u>\$ 2,359</u>

As at December 31, 2021, assets held for sale within our Real Estate segment include a triple net lease portfolio, a hospitality portfolio, ten malls, an office asset, a multifamily asset and a hotel in the U.S., as well as a mixed-use asset in South Korea and an office asset in Brazil.

For the year ended December 31, 2021, we disposed of \$13.9 billion and \$6.3 billion of assets and liabilities, respectively. The majority of disposals relate to the sale of a portfolio of investment properties within our Real Estate segment, our North American district energy operations and our Chilean toll road operation within our Infrastructure segment, our U.S. wind portfolio within our Renewable Power and Transition segment, and the derecognition of Norbord within our Private Equity segment.

10. EQUITY ACCOUNTED INVESTMENTS

The following table presents the ownership interests and carrying values of the company's investments in associates and joint ventures, all of which are accounted for using the equity method:

AS AT DEC. 31 (MILLIONS)	Ownership Interest ¹		Carrying Value	
	2021	2020	2021	2020
Oaktree	62%	62%	\$ 5,596	\$ 5,317
Real estate				
Associates				
LP investments and other	13 – 31%	16 – 50%	251	136
Joint ventures				
Core	15 – 56%	15 – 56%	9,819	8,866
Transitional and Development	22 – 68%	22 – 68%	9,946	9,684
LP investments and other	8 – 91%	9 – 84%	4,813	2,338
			24,829	21,024
Infrastructure				
Associates				
Utilities	11 – 50%	11 – 50%	946	1,010
Transport	21 – 58%	21 – 58%	4,724	5,114
Data	45 – 50%	45 – 50%	3,076	3,209
Other	22 – 50%	22 – 50%	106	130
Joint ventures				
Midstream	50%	50%	653	841
Other	50%	50%	64	226
			9,569	10,530
Private equity				
Associates				
Industrial operations	24 – 54%	24 – 54%	787	834
Other	14 – 70%	14 – 70%	2,158	1,789
			2,945	2,623
Renewable power and transition and other				
Renewable power and transition associates	3 – 65%	12 – 60%	1,801	1,444
Other equity accounted investments ²	22 – 70%	14 – 77%	1,360	389
			3,161	1,833
Total			\$ 46,100	\$ 41,327

1. Joint ventures or associates in which the ownership interest is greater than 50% represent investments for which control is either shared or does not exist resulting in the investment being equity accounted.
2. Carrying value of joint ventures in other equity accounted investments is \$404 million (2020 – \$346 million).

The following table presents the change in the balance of investments in associates and joint ventures:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	Oaktree	Real Estate	Infrastructure	Private Equity	Renewable Power and Other	2021 Total	2020 Total
Balance, beginning of year	\$ 5,317	\$ 21,024	\$ 10,530	\$ 2,623	\$ 1,833	\$ 41,327	\$ 40,698
Additions, net of disposals ¹	195	2,660	(594)	517	1,235	4,013	2,568
Acquisitions through business combinations	—	7	—	20	45	72	—
Share of comprehensive income (loss)	665	1,737	685	(12)	312	3,387	(125)
Distributions received	(581)	(194)	(598)	(169)	(216)	(1,758)	(1,268)
Return of capital	—	(271)	—	(2)	—	(273)	(115)
Foreign currency translation and other	—	(134)	(454)	(32)	(48)	(668)	(431)
Balance, end of year	\$ 5,596	\$ 24,829	\$ 9,569	\$ 2,945	\$ 3,161	\$ 46,100	\$ 41,327

1. Includes assets sold and amounts reclassified to held for sale.

Additions, net of disposals, of \$4.0 billion during the year primarily relate to the equity accounted investment in our German office portfolio in our Real Estate segment and the equity accounted investment in Brookfield Asset Management Reinsurance Partners Ltd. (“BAMR”) as part of the spin-out. These items were partially offset by the sale of an equity accounted investment at our advanced energy storage operations within our Private Equity segment and the partial sale of a stake in our U.S. gas pipeline within our Infrastructure segment. The deconsolidation and recognition of our graphite electrode operations as an equity accounted investment within our Private Equity segment also contributed to additions for our equity accounted investments balance.

The following table presents current and non-current assets, as well as current and non-current liabilities of the company's investments in associates and joint ventures:

AS AT DEC. 31 (MILLIONS)	2021				2020			
	Current Assets	Non- Current Assets	Current Liabilities	Non- Current Liabilities	Current Assets	Non- Current Assets	Current Liabilities	Non- Current Liabilities
Oaktree	\$ 2,136	\$ 20,351	\$ 1,936	\$ 9,229	\$ 2,253	\$ 17,056	\$ 2,146	\$ 7,487
Real estate								
Associates								
LP investments and other	17	1,070	19	757	21	1,207	42	958
Joint ventures								
Core	1,985	39,322	2,272	17,787	2,496	36,668	3,485	17,107
Transitional and Development	1,170	33,679	749	13,734	1,230	33,082	673	13,721
LP investments and other	1,854	19,622	1,214	9,164	1,279	12,288	903	7,290
Infrastructure								
Associates								
Utilities	359	5,723	444	3,738	646	6,142	487	4,238
Transport	1,325	24,322	2,160	12,981	1,223	25,078	1,929	9,538
Data	1,054	13,394	1,727	6,284	841	13,308	1,263	6,081
Other	30	321	20	84	34	356	32	143
Joint ventures								
Midstream	197	6,097	215	4,003	161	6,157	230	3,945
Other	32	115	12	63	43	685	30	299
Private equity								
Associates								
Industrial operations	1,421	1,169	640	330	1,096	736	505	222
Other	1,946	9,162	1,206	7,217	2,077	9,303	1,357	6,697
Renewable power and transition and other								
Renewable power and transition associates	2,763	12,675	2,546	6,811	1,355	7,492	635	3,307
Other equity accounted investments	2,631	10,840	1,773	8,825	210	790	67	178
	\$18,920	\$197,862	\$ 16,933	\$ 101,007	\$14,965	\$170,348	\$ 13,784	\$ 81,211

Certain of the company's investments in associates are subject to restrictions on the extent to which they can remit funds to the company in the form of cash dividends or repay loans and advances as a result of borrowing arrangements, regulatory restrictions and other contractual requirements.

The following table presents total revenues, net income and other comprehensive income (“OCI”) of the company’s investments in associates and joint ventures:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021			2020		
	Revenue	Net Income	OCI	Revenue	Net Income	OCI
Oaktree	\$ 2,308	\$ 1,355	\$ 7	\$ 1,104	\$ 158	\$ (2)
Real estate						
Associates						
LP investments and other	84	(133)	949	99	(145)	(941)
Joint ventures						
Core	1,917	1,404	100	1,866	311	(113)
Transitional and Development	1,844	919	—	1,944	(1,471)	—
LP investments and other	1,114	457	321	945	(376)	5
Infrastructure						
Associates						
Utilities	1,336	521	28	1,715	364	(205)
Transport	11,685	1,570	(433)	4,054	169	(1,451)
Data	2,460	70	73	2,245	293	374
Other	50	(66)	56	41	(23)	(245)
Joint ventures						
Midstream	783	137	—	736	244	—
Other	123	4	(2)	107	2	33
Private equity						
Associates						
West Fraser	—	—	—	2,407	386	12
Industrial operations	3,082	424	(4)	2,713	132	—
Other	5,215	(233)	(113)	4,332	(130)	48
Renewable power and transition and other						
Renewable power and transition associates	2,891	(208)	(15)	737	219	174
Other equity accounted investments	8,102	250	(15)	192	56	(2)
	<u>\$ 42,994</u>	<u>\$ 6,471</u>	<u>\$ 952</u>	<u>\$ 25,237</u>	<u>\$ 189</u>	<u>\$ (2,313)</u>

Certain of the company’s investments are publicly listed entities with active pricing in a liquid market.

11. INVESTMENT PROPERTIES

The following table presents the change in the fair value of the company's investment properties:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Fair value, beginning of year	\$ 96,782	\$ 96,686
Additions	13,558	8,180
Acquisitions through business combinations	988	—
Changes in basis of accounting	599	193
Dispositions ¹	(15,017)	(9,284)
Fair value changes	5,073	(269)
Foreign currency translation and other	(1,118)	1,276
Fair value, end of year ²	<u>\$ 100,865</u>	<u>\$ 96,782</u>

1. Includes amounts reclassified to held for sale.

2. As at December 31, 2021, the ending balance includes \$94.9 billion (2020 – \$90.4 billion) of investment properties leased to third parties and \$4.1 billion of ROU investment properties (December 31, 2020 – \$3.3 billion).

Investment properties include the company's office, retail, multifamily and other properties, as well as highest and best-use land within the company's sustainable resources operations. Additions of \$13.6 billion primarily relate to the purchases of investment properties within our real estate funds and enhancement of existing assets during the year.

Dispositions of \$15.0 billion (2020 – 9.3 billion) included the sale of multiple triple net lease investment properties, multi-family and retail assets in the U.S. In addition, the current period includes the reclassification of certain assets held within our real estate funds to assets held for sale.

Investment properties generated \$5.7 billion (2020 – \$5.7 billion) in rental income and incurred \$2.6 billion (2020 – \$2.5 billion) in direct operating expenses. Most of our investment properties are pledged as collateral for the non-recourse borrowings at their respective properties.

The following table presents our investment properties measured at fair value:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Core	\$ 19,384	\$ 19,339
Transitional and Development	27,669	29,764
LP investments	51,620	45,857
Other investment properties	2,192	1,822
	<u>\$ 100,865</u>	<u>\$ 96,782</u>

Significant unobservable inputs (Level 3) are utilized when determining the fair value of investment properties. The significant Level 3 inputs include:

Valuation Technique	Significant Unobservable Inputs	Relationship of Unobservable Inputs to Fair Value	Mitigating Factors
Discounted cash flow analysis ¹	<ul style="list-style-type: none"> Future cash flows – primarily driven by net operating income Discount rate Terminal capitalization rate Investment horizon 	<ul style="list-style-type: none"> Increases (decreases) in future cash flows increase (decrease) fair value Increases (decreases) in discount rate decrease (increase) fair value Increases (decreases) in terminal capitalization rate decrease (increase) fair value Increases (decreases) in the investment horizon decrease (increase) fair value 	<ul style="list-style-type: none"> Increases (decreases) in cash flows tend to be accompanied by increases (decreases) in discount rates that may offset changes in fair value from cash flows Increases (decreases) in discount rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from discount rates Increases (decreases) in terminal capitalization rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from terminal capitalization rates Increases (decreases) in the investment horizon tend to be the result of changing cash flow profiles that may result in higher (lower) growth in cash flows prior to stabilizing in the terminal year

1. Certain investment properties are valued using the direct capitalization method instead of a discounted cash flow model. Under the direct capitalization method, a capitalization rate is applied to estimated current year cash flows.

The company's investment properties are diversified by asset type, asset class, geography and market. Therefore, there may be mitigating factors in addition to those noted above, such as changes to assumptions that vary in direction and magnitude across different geographies and markets.

The following table summarizes the key valuation metrics of the company's investment properties:

	2021			2020		
	Discount Rate	Terminal Capitalization Rate	Investment Horizon (years)	Discount Rate	Terminal Capitalization Rate	Investment Horizon (years)
AS AT DEC. 31						
Core	5.9%	4.6%	11	6.0%	4.6%	11
Transitional and Development ¹	7.3%	5.8%	10	7.2%	5.9%	10
LP investments ¹	9.1%	5.9%	13	9.4%	6.0%	14
Other investment properties ²	8.7%	n/a	n/a	5.0 – 8.7%	n/a	n/a

1. The rates presented are for investment properties valued using the discounted cash flow method. These rates exclude multifamily, triple net lease, student housing, manufactured housing and other investment properties valued using the direct capitalization method.

2. Other investment properties include investment properties held in our Infrastructure and Residential Development segments.

12. PROPERTY, PLANT AND EQUIPMENT

The company's property, plant and equipment relates to the operating segments as shown below:

	Renewable Power and Transition (a)		Infrastructure (b)		Real Estate (c)		Private Equity and Other (d)		Total	
	2021	2020	2021	2020	2021	2020	2021	2020	2021	2020
AS AT DEC. 31 (MILLIONS)										
Costs	\$30,588	\$28,838	\$39,769	\$31,212	\$11,396	\$ 9,251	\$21,255	\$18,770	\$103,008	\$ 88,071
Accumulated fair value changes	28,138	24,238	3,077	4,626	881	393	(1,022)	(873)	31,074	28,384
Accumulated depreciation	(8,409)	(7,870)	(4,191)	(3,671)	(1,413)	(1,212)	(4,580)	(3,693)	(18,593)	(16,446)
Total ¹	\$50,317	\$45,206	\$38,655	\$32,167	\$10,864	\$ 8,432	\$15,653	\$14,204	\$115,489	\$100,009

1. As at December 31, 2021, the total includes \$5.8 billion (2020 – \$3.9 billion) of property, plant and equipment leased to third parties as operating leases. Our ROU PP&E assets include \$415 million (2020 – \$393 million) in our Renewable Power and Transition segment, \$4.0 billion (2020 – \$4.1 billion) in our Infrastructure segment, \$905 million (2020 – \$856 million) in our Real Estate segment, and \$1.7 billion (2020 – \$1.3 billion) in our Private Equity and other segments, totaling \$7.0 billion (2020 – \$6.7 billion) of ROU assets.

For the year ended December 31, 2021, we recorded an impairment expense of \$240 million (2020 – \$284 million) primarily in our Private Equity segment.

Renewable Power and Transition, Infrastructure and Real Estate segments carry property, plant and equipment assets at fair value, classified as Level 3 in the fair value hierarchy due to the use of significant unobservable inputs when determining fair value. Private Equity and other segments carry property, plant and equipment assets at amortized cost. The carrying amount that would have been recognized had our assets been accounted for under the cost model is \$72.0 billion (2020 – \$59.0 billion). As at December 31, 2021, \$66.2 billion (2020 – \$80.2 billion) of property, plant and equipment, at cost, were pledged as collateral for the property debt at their respective properties.

a) Renewable Power and Transition

Our renewable power and transition property, plant and equipment consists of the following:

	Hydroelectric		Wind		Solar and Other		Total	
AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021	2020	2021	2020	2021	2020	2021	2020
Cost, beginning of year	\$ 13,899	\$ 14,074	\$ 8,398	\$ 8,459	\$ 6,541	\$ 5,287	\$ 28,838	\$ 27,820
Additions, net of disposals and assets reclassified as held for sale	734	425	(907)	(9)	648	284	475	700
Acquisitions through business combinations	—	—	1,643	—	723	661	2,366	661
Foreign currency translation	(762)	(600)	(101)	(52)	(228)	309	(1,091)	(343)
Cost, end of year	<u>13,871</u>	<u>13,899</u>	<u>9,033</u>	<u>8,398</u>	<u>7,684</u>	<u>6,541</u>	<u>30,588</u>	<u>28,838</u>
Accumulated fair value changes, beginning of year	19,865	16,927	2,908	2,588	1,465	950	24,238	20,465
Fair value changes	4,581	3,221	(44)	402	282	530	4,819	4,153
Dispositions and assets reclassified as held for sale	—	—	(354)	—	—	—	(354)	—
Foreign currency translation	(473)	(283)	(49)	(82)	(43)	(15)	(565)	(380)
Accumulated fair value changes, end of year	<u>23,973</u>	<u>19,865</u>	<u>2,461</u>	<u>2,908</u>	<u>1,704</u>	<u>1,465</u>	<u>28,138</u>	<u>24,238</u>
Accumulated depreciation, beginning of year	(4,731)	(4,412)	(2,293)	(1,781)	(846)	(497)	(7,870)	(6,690)
Depreciation expenses	(556)	(517)	(599)	(546)	(355)	(302)	(1,510)	(1,365)
Dispositions and assets reclassified as held for sale	22	17	792	25	1	9	815	51
Foreign currency translation	114	181	14	9	28	(56)	156	134
Accumulated depreciation, end of year ..	<u>(5,151)</u>	<u>(4,731)</u>	<u>(2,086)</u>	<u>(2,293)</u>	<u>(1,172)</u>	<u>(846)</u>	<u>(8,409)</u>	<u>(7,870)</u>
Balance, end of year	<u>\$ 32,693</u>	<u>\$ 29,033</u>	<u>\$ 9,408</u>	<u>\$ 9,013</u>	<u>\$ 8,216</u>	<u>\$ 7,160</u>	<u>\$ 50,317</u>	<u>\$ 45,206</u>

The following table presents our renewable power and transition property, plant and equipment measured at fair value by geography:

	2021	2020
AS AT DEC. 31 (MILLIONS)		
North America	\$ 32,629	\$ 28,044
Colombia	8,497	8,150
Europe	3,935	4,912
Brazil	3,547	3,005
Other ¹	1,709	1,095
	\$ 50,317	\$ 45,206

1. Other refers primarily to China, India and Chile.

Renewable power and transition assets are accounted for under the revaluation model and the most recent date of revaluation was December 31, 2021. Valuations utilize significant unobservable inputs (Level 3) when determining the fair value of renewable power and transition assets. The significant Level 3 inputs include:

Valuation Technique	Significant Unobservable Inputs	Relationship of Unobservable Inputs to Fair Value	Mitigating Factors
Discounted cash flow analysis	• Future cash flows – primarily impacted by future electricity price assumptions	• Increases (decreases) in future cash flows increase (decrease) fair value	• Increases (decreases) in cash flows tend to be accompanied by increases (decreases) in discount rates that may offset changes in fair value from cash flows
	• Discount rate	• Increases (decreases) in discount rate decrease (increase) fair value	• Increases (decreases) in discount rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from discount rates
	• Terminal capitalization rate	• Increases (decreases) in terminal capitalization rate decrease (increase) fair value	• Increases (decreases) in terminal capitalization rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from terminal capitalization rates
	• Exit date	• Increases (decreases) in the exit date decrease (increase) fair value	• Increases (decreases) in the exit date tend to be the result of changing cash flow profiles that may result in higher (lower) growth in cash flows prior to stabilizing in the terminal year

Key valuation metrics of the company's hydroelectric, wind and solar generating facilities at the end of 2021 and 2020 are summarized below.

AS AT DEC. 31	North America		Brazil		Colombia		Europe	
	2021	2020	2021	2020	2021	2020	2021	2020
Discount rate								
Contracted	4.1 – 4.3%	4.1 – 4.5%	7.2%	7.3%	7.9%	8.1%	3.9%	3.0 – 3.6%
Uncontracted	5.4 – 5.6%	5.6 – 6.0%	8.5%	8.6%	9.2%	9.4%	3.9%	3.6 – 4.7%
Terminal capitalization rate ¹	4.8 – 5.1%	5.8 – 6.2%	n/a	n/a	8.0%	8.9%	n/a	n/a
Exit date	2042	2041	2048	2048	2041	2040	2036	2035

1. Terminal capitalization rate applies only to hydroelectric assets in North America and Colombia.

Terminal values are included in the valuation of hydroelectric assets in the U.S., Canada and Colombia. For the hydroelectric assets in Brazil, cash flows have been included based on the duration of the authorization or useful life of a concession asset without consideration of potential renewal value. The weighted-average remaining duration as at December 31, 2021, which includes a one-time 30-year renewal for applicable hydroelectric assets completed in the current year, is 31 years (2020 – 32 years). Consequently, there is no terminal value attributed to the hydroelectric assets in Brazil.

Key assumptions on contracted generation and future power pricing are summarized below:

	Total Generation Contracted under Power Purchase Agreements		Power Prices from Long-Term Power Purchase Agreements (weighted average)		Estimates of Future Electricity Prices (weighted average)	
	1 – 10 years	11 – 20 years	1 – 10 years	11 – 20 years	1 – 10 years	11 – 20 years
AS AT DEC. 31, 2021						
North America (prices in US\$/MWh)...	48%	17%	82	71	77	114
Brazil (prices in R\$/MWh).....	83%	61%	306	358	282	345
Colombia (prices in COP\$/MWh).....	30%	1%	251,000	313,000	290,000	439,000
Europe (prices in €/MWh).....	94%	66%	44	39	34	39

The company's estimate of future renewable power pricing is based on management's estimate of the cost of securing new energy from renewable sources to meet future demand between 2025 and 2035 (2020 – between 2023 and 2035), which will maintain system reliability and provide adequate levels of reserve generation.

b) Infrastructure

Our infrastructure property, plant and equipment consists of the following:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	Utilities		Transport		Midstream		Data		Sustainable Resources and Other		Total	
	2021	2020	2021	2020	2021	2020	2021	2020	2021	2020	2021	2020
Cost, beginning of year	\$ 9,306	\$ 8,654	\$ 8,698	\$ 8,309	\$ 4,321	\$ 3,971	\$ 8,593	\$ 1,131	\$ 294	\$ 389	\$ 31,212	\$ 22,454
Additions, net of disposals and assets reclassified as held for sale ..	(1,788)	550	312	146	511	277	(103)	51	(294)	(16)	(1,362)	1,008
Acquisitions through business combinations	180	—	134	—	9,865	—	—	7,334	—	—	10,179	7,334
Foreign currency translation	(116)	102	(145)	243	165	73	(166)	77	2	(79)	(260)	416
Cost, end of year	7,582	9,306	8,999	8,698	14,862	4,321	8,324	8,593	2	294	39,769	31,212
Accumulated fair value changes, beginning of year	2,917	2,187	1,047	857	338	317	—	—	324	416	4,626	3,777
Disposition and assets reclassified as held for sale	(1,399)	—	—	—	—	—	—	—	(244)	—	(1,643)	—
Fair value changes	134	652	48	113	70	21	—	—	(80)	6	172	792
Foreign currency translation	(26)	78	(50)	77	—	—	—	—	(2)	(98)	(78)	57
Accumulated fair value changes, end of year	1,626	2,917	1,045	1,047	408	338	—	—	(2)	324	3,077	4,626
Accumulated depreciation, beginning of year	(1,613)	(1,172)	(1,404)	(950)	(356)	(208)	(263)	(88)	(35)	(41)	(3,671)	(2,459)
Depreciation expenses	(352)	(419)	(481)	(498)	(270)	(141)	(419)	(189)	(4)	(10)	(1,526)	(1,257)
Dispositions and assets reclassified as held for sale	682	12	161	134	20	—	45	17	38	7	946	170
Foreign currency translation	11	(34)	56	(90)	(16)	(7)	8	(3)	1	9	60	(125)
Accumulated depreciation, end of year	(1,272)	(1,613)	(1,668)	(1,404)	(622)	(356)	(629)	(263)	—	(35)	(4,191)	(3,671)
Balance, end of year	\$ 7,936	\$ 10,610	\$ 8,376	\$ 8,341	\$ 14,648	\$ 4,303	\$ 7,695	\$ 8,330	\$ —	\$ 583	\$ 38,655	\$ 32,167

Infrastructure's PP&E assets are accounted for under the revaluation model, and the most recent date of revaluation was December 31, 2021. The utilities assets consist of regulated transmission and regulated distribution networks, which are operated primarily under regulated rate base arrangements. In the transport operations, the PP&E assets consist of railroads, toll roads and ports. PP&E assets in the midstream operations are comprised of energy transmission, distribution and storage. Data PP&E include mainly telecommunications towers, fiber optic networks and data storage assets. PP&E within our sustainable resource operations include standing timber, land and roads.

Valuations utilize significant unobservable inputs (Level 3) when determining the fair value of infrastructure’s utilities, transport, midstream, data and sustainable resources assets. The significant Level 3 inputs include:

Valuation Technique	Significant Unobservable Inputs	Relationship of Unobservable Inputs to Fair Value	Mitigating Factors
Discounted cash flow analysis	• Future cash flows	• Increases (decreases) in future cash flows increase (decrease) fair value	• Increases (decreases) in cash flows tend to be accompanied by increases (decreases) in discount rates that may offset changes in fair value from cash flows
	• Discount rate	• Increases (decreases) in discount rate decrease (increase) fair value	• Increases (decreases) in discount rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from discount rates
	• Terminal capitalization multiple	• Increases (decreases) in terminal capitalization multiple increases (decreases) fair value	• Increases (decreases) in terminal capitalization multiple tend to be accompanied by increases (decreases) in cash flows that may offset changes in fair value from terminal capitalization multiple
	• Investment horizon	• Increases (decreases) in the investment horizon decrease (increase) fair value	• Increases (decreases) in the investment horizon tend to be the result of changing cash flow profiles that may result in higher (lower) growth in cash flows prior to stabilizing in the terminal year

Key valuation metrics of the company’s utilities, transport, midstream and sustainable resources assets at the end of 2021 and 2020 are summarized below.

	Utilities		Transport		Midstream		Sustainable Resources	
	2021	2020	2021	2020	2021	2020	2021	2020
AS AT DEC. 31								
Discount rates	7 – 11%	7 – 14%	7 – 14%	7 – 13%	15%	15%	n/a	6%
Terminal capitalization multiples	20x	7x – 23x	9x – 15x	9x – 14x	10x	10x	n/a	6x
Investment horizon/Exit date (years) ..	10 – 20	10	10	10	5 – 10	5 – 10	n/a	10

c) Real Estate

	Cost		Accumulated Fair Value Changes		Accumulated Depreciation		Total	
	2021	2020	2021	2020	2021	2020	2021	2020
AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)								
Balance, beginning of year	\$ 9,251	\$ 9,890	\$ 393	\$ 1,366	\$ (1,212)	\$ (1,527)	\$ 8,432	\$ 9,729
Changes in basis of accounting	(38)	(1,895)	8	(681)	1	786	(29)	(1,790)
Additions/(dispositions) ¹ , net of assets reclassified as held for sale	203	1,023	(631)	(135)	262	27	(166)	915
Acquisitions through business combinations	2,172	—	—	—	—	—	2,172	—
Foreign currency translation	(192)	233	(2)	2	35	(41)	(159)	194
Fair value changes	—	—	1,113	(159)	—	—	1,113	(159)
Depreciation expenses	—	—	—	—	(499)	(457)	(499)	(457)
Balance, end of year	<u>\$ 11,396</u>	<u>\$ 9,251</u>	<u>\$ 881</u>	<u>\$ 393</u>	<u>\$ (1,413)</u>	<u>\$ (1,212)</u>	<u>\$ 10,864</u>	<u>\$ 8,432</u>

1. For accumulated depreciation, (additions)/dispositions.

The company's real estate PP&E assets include hospitality assets accounted for under the revaluation model, with the most recent revaluation as at December 31, 2021. The company determined fair value for these assets by using the depreciated replacement cost method. Valuations utilize significant unobservable inputs (Level 3) when determining the fair value of real estate assets. The significant Level 3 inputs include estimates of assets' replacement cost and remaining economic life.

d) Private Equity and Other

Private equity and other PP&E includes assets owned by the company's private equity and residential development businesses. These assets are accounted for under the cost model, which requires the assets to be carried at cost less accumulated depreciation and any accumulated impairment losses. The following table presents the changes to the carrying value of the company's PP&E assets included in these businesses:

	Cost		Accumulated Impairment		Accumulated Depreciation		Total	
	2021	2020	2021	2020	2021	2020	2021	2020
AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)								
Balance, beginning of year	\$ 18,770	\$ 17,269	\$ (873)	\$ (643)	\$ (3,693)	\$ (2,458)	\$ 14,204	\$ 14,168
Changes in basis of accounting	(820)	—	(3)	—	301	—	(522)	—
Additions/(dispositions) ¹ , net of assets reclassified as held for sale	1,124	874	97	57	277	290	1,498	1,221
Acquisitions through business combinations	2,518	84	—	—	—	—	2,518	84
Foreign currency translation	(337)	543	(3)	(3)	36	(61)	(304)	479
Depreciation expenses	—	—	—	—	(1,501)	(1,464)	(1,501)	(1,464)
Impairment charges	—	—	(240)	(284)	—	—	(240)	(284)
Balance, end of year	<u>\$ 21,255</u>	<u>\$ 18,770</u>	<u>\$ (1,022)</u>	<u>\$ (873)</u>	<u>\$ (4,580)</u>	<u>\$ (3,693)</u>	<u>\$ 15,653</u>	<u>\$ 14,204</u>

1. For accumulated depreciation, (additions)/dispositions.

13. INTANGIBLE ASSETS

The following table presents a continuity of the company's intangible assets:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	Cost		Accumulated Amortization and Impairment		Total	
	2021	2020	2021	2020	2021	2020
Balance, beginning of year	\$ 27,946	\$ 30,232	\$ (3,288)	\$ (2,522)	\$ 24,658	\$ 27,710
Additions	251	452	—	—	251	452
Disposals ¹	(972)	(2,246)	383	307	(589)	(1,939)
Acquisitions through business combinations	8,639	703	—	7	8,639	710
Amortization	—	—	(1,477)	(1,310)	(1,477)	(1,310)
Foreign currency translation	(1,054)	(1,195)	181	230	(873)	(965)
Balance, end of year	<u>\$ 34,810</u>	<u>\$ 27,946</u>	<u>\$ (4,201)</u>	<u>\$ (3,288)</u>	<u>\$ 30,609</u>	<u>\$ 24,658</u>

1. Includes assets sold and amounts reclassified to held for sale.

Intangible assets are allocated to the following operating segments:

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Private Equity	(a)	\$ 14,806	\$ 11,261
Infrastructure	(b)	14,214	11,769
Real Estate	(c)	1,226	1,177
Renewable Power and Transition and other		363	451
		<u>\$ 30,609</u>	<u>\$ 24,658</u>

a) Private Equity

The intangible assets in our Private Equity segment are primarily related to:

- Customer relationships of \$7.5 billion (2020 – \$5.1 billion), which increased from prior year primarily due to the acquisitions of a modular building leasing services operation and an engineered components manufacturer. The customer relationships acquired have a useful life of up to 23 years.
- Computer software, patents, trademarks and proprietary technology of \$3.9 billion (2020 – \$3.2 billion), which increased from prior year mainly due to the acquisitions completed in 2021. The proprietary technology has the potential to provide competitive advantages and product differentiation and has a useful life of 15 years.
- Water and sewage concession agreements, the majority of which are arrangements with municipal governments across Brazil, of \$1.8 billion (2020 – \$1.8 billion). The concession agreements provide the company the right to charge fees to users over the terms of the agreements in exchange for water treatment services, ongoing and regular maintenance work on water distribution assets and improvements to the water treatment and distribution systems. The concession agreements have expiration dates that range from 2037 to 2056, which is the basis for the company's determination of the assets' remaining useful life. Upon expiry of the agreements, the assets will be returned to the government.
- Brand names of \$1.0 billion (2020 – \$423 million), which increased from prior year mainly due to the acquisition of the aforementioned modular building leasing services operation, have an indefinite useful life.

b) Infrastructure

The intangible assets in our Infrastructure segment are primarily related to:

- Concession arrangements of \$2.6 billion (2020 – \$2.9 billion) at our Brazilian regulated transmission operation that provide the right to charge a tariff over the term of the agreements. The agreements have an expiration date between 2039 and 2041 until the approval of new legislation in April 2021, which extended these finite authorizations in perpetuity. These assets are amortized on a straight-line basis over 31 years, on average.
- Customer relationships and shipping agreements of \$2.5 billion (2020 – \$nil) at our Canadian diversified midstream operation, relating to long-term take-or-pay and fee-for-service contractual arrangements. These agreements are with investment grade counterparties. These assets are amortized on a straight-line basis over the estimated useful life.

- Customer relationships, operating network agreements and track access rights of \$1.7 billion (2020 – \$1.9 billion) at our North American rail operations. These intangible assets are long-term leases and not expected to be negatively impacted in the long term.
- Concession arrangements totaling \$1.6 billion (2020 – \$2.6 billion) relating to our Peruvian and Indian toll roads, which provide the right to charge a tariff to users of the roads over the terms of the concessions. The decrease from 2020 is primarily due to the disposition of our Chilean toll roads. The Peruvian concessions have an expiration date of 2043, while the Indian concessions have expiration dates from 2026 to 2041. The company uses these expiration dates as a basis for determining the assets’ remaining useful lives.
- Concession arrangements of \$1.4 billion (2020 – \$270 million) at our Brazilian electricity transmission operation, which grants the right to construct, maintain and operate the transmission lines. Concessions are awarded for a period of 30 years.
- Contractual customer relationships, customer contracts and proprietary technology of \$1.3 billion (2020 – \$1.4 billion) at our North American residential energy infrastructure operations. This business generates revenue under long-term contracts with a diversified customer base across North America.
- Indefinite life intangible assets of \$899 million (2020 – \$876 million).

c) Real Estate

The intangible assets in our Real Estate segment are primarily attributable to indefinite life trademarks associated with the hospitality assets, which include Center Parcs U.K. properties (“Center Parcs”). The Center Parcs trademark assets have been determined to have an indefinite useful life as the company has the legal right to operate these trademarks exclusively in certain territories and in perpetuity. The business model of Center Parcs is not subject to technological obsolescence or commercial innovations in any material way.

Inputs Used to Determine Recoverable Amounts of Intangible Assets

We test finite life intangible assets for impairment when an impairment indicator is identified. Indefinite life intangible assets are tested for impairment annually. We use a discounted cash flow valuation to determine the recoverable amount and consider the following significant unobservable inputs as part of our valuation:

Valuation Technique	Significant Unobservable Input(s)	Relationship of Unobservable Input(s) to Fair Value	Mitigating Factor(s)
Discounted cash flow models	• Future cash flows	• Increases (decreases) in future cash flows increase (decrease) the recoverable amount	• Increases (decreases) in cash flows tend to be accompanied by increases (decreases) in discount rates that may offset changes in recoverable amounts from cash flows
	• Discount rate	• Increases (decreases) in discount rate decrease (increase) the recoverable amount	• Increases (decreases) in discount rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in recoverable amounts from discount rates
	• Terminal capitalization rate	• Increases (decreases) in terminal capitalization rate decrease (increase) the recoverable amount	• Increases (decreases) in terminal capitalization rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in recoverable amounts from terminal capitalization rates
	• Exit date	• Increases (decreases) in the exit date decrease (increase) the recoverable amount	• Increases (decreases) in the exit date tend to be the result of changing cash flow profiles that may result in higher (lower) growth in cash flows prior to stabilizing in the terminal year

14. GOODWILL

The following table presents the balance and nature of the changes in goodwill:

AS AT AND FOR THE YEARS ENDED DEC. 31 (MILLIONS)	Cost		Accumulated Impairment		Total	
	2021	2020	2021	2020	2021	2020
Balance, beginning of year	\$ 15,539	\$ 15,412	\$ (825)	\$ (862)	\$ 14,714	\$ 14,550
Acquisitions through business combinations	6,591	145	—	—	6,591	145
Impairment losses	—	—	(177)	(3)	(177)	(3)
Foreign currency translation and other ¹	(914)	(18)	13	40	(901)	22
Balance, end of year	<u>\$ 21,216</u>	<u>\$ 15,539</u>	<u>\$ (989)</u>	<u>\$ (825)</u>	<u>\$ 20,227</u>	<u>\$ 14,714</u>

1. Includes adjustment to goodwill based on final purchase price allocation.

Goodwill is allocated to the following operating segments:

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Infrastructure	(a)	\$ 8,979	\$ 6,634
Private Equity	(b)	8,585	5,244
Real Estate	(c)	1,248	1,404
Renewable Power and Transition	(d)	966	970
Asset Management		361	368
Corporate Activities and Residential Development		88	94
Total		<u>\$ 20,227</u>	<u>\$ 14,714</u>

a) Infrastructure

Goodwill in our Infrastructure segment increased from prior year primarily due to the acquisition of IPL completed in 2021.

In addition to goodwill from acquisitions completed in 2021, goodwill is attributable to our North American rail operations, North American residential energy infrastructure operation, Western Canadian natural gas gathering and processing operation, U.S. data center operation, Brazilian regulated transmission operation, Colombian natural gas distribution operation, and U.K. telecom tower operation.

The valuation assumptions used to determine the recoverable amount of goodwill has been determined using a discounted cash flow model. The key inputs are discount rates ranging from 11% – 14%, terminal capitalization multiples of 6x – 20x and cash flow periods from 6 – 20 years. The recoverable amounts for the years ended 2021 and 2020 were determined to be in excess of their carrying values.

b) Private Equity

Goodwill in our Private Equity segment increased from prior year largely due to the acquisitions of a modular building leasing services operation and an engineered components manufacturer. These acquisitions were partially offset by the adverse impact of foreign currency translation and an impairment loss in our offshore oil services operation.

c) Real Estate

Goodwill in our Real Estate segment is primarily attributable to Center Parcs U.K. Its recoverable amounts for the years ended 2021 and 2020 were determined to be in excess of its carrying values.

The valuation assumptions used to determine the recoverable amount for Center Parcs were a discount rate of 9.3% (2020 – 9.5%) based on a market-based-weighted-average cost of capital, and a long-term growth rate of 3.0% (2020 – 3.0%).

The valuation assumptions used to determine the recoverable amount for IFC Seoul in 2020 were a discount rate of 7.2% based on a market-based-weighted-average cost of capital and a long-term growth rate of 2.8%. IFC Seoul has been classified as an asset held for sale in 2021.

d) Renewable Power and Transition

Goodwill in our Renewable Power and Transition segment, which is primarily attributable to a hydroelectric portfolio, arose from the inclusion of a deferred tax liability as the tax bases of the net assets acquired were lower than their fair values. The goodwill is recoverable as long as the tax circumstances that gave rise to the goodwill do not change. To date, no such changes have occurred.

Inputs used to Determine Recoverable Amounts of Goodwill

The recoverable amounts used in goodwill impairment testing are calculated using discounted cash flow models based on the following significant unobservable inputs:

Valuation Technique	Significant Unobservable Input(s)	Relationship of Unobservable Input(s) to Fair Value	Mitigating Factor(s)
Discounted cash flow models	• Future cash flows	• Increases (decreases) in future cash flows increase (decrease) the recoverable amount	• Increases (decreases) in cash flows tend to be accompanied by increases (decreases) in discount rates that may offset changes in recoverable amounts from cash flows
	• Discount rate	• Increases (decreases) in discount rate decrease (increase) the recoverable amount	• Increases (decreases) in discount rates tend to be accompanied by increases (decreases) in cash flows that may offset changes in recoverable amounts from discount rates
	• Terminal capitalization rate/multiple	• Increases (decreases) in terminal capitalization rate/multiple decrease (increase) the recoverable amount	• Increases (decreases) in terminal capitalization rates/multiple tend to be accompanied by increases (decreases) in cash flows that may offset changes in recoverable amounts from terminal capitalization rates
	• Exit date/terminal year of cash flows	• Increases (decreases) in the exit date/terminal year of cash flows decrease (increase) the recoverable amount	• Increases (decreases) in the exit date/terminal year of cash flows tend to be the result of changing cash flow profiles that may result in higher (lower) growth in cash flows prior to stabilizing in the terminal year

15. INCOME TAXES

The major components of income tax expense for the years ended December 31, 2021 and 2020 are set out below:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Current income tax expense	<u>\$ 1,114</u>	<u>\$ 756</u>
Deferred income tax expense / (recovery)		
Origination and reversal of temporary differences	1,044	(103)
(Recovery) / expense arising from previously unrecognized tax assets	(251)	2
Change of tax rates and new legislation	<u>417</u>	<u>182</u>
Total deferred income tax expense	<u>1,210</u>	<u>81</u>
Income tax expense	<u>\$ 2,324</u>	<u>\$ 837</u>

The company's Canadian domestic statutory income tax rate has remained consistent at 26% throughout both of 2021 and 2020. The company's effective income tax rate is different from the company's domestic statutory income tax rate due to the following differences set out below:

FOR THE YEARS ENDED DEC. 31	<u>2021</u>	<u>2020</u>
Statutory income tax rate	<u>26%</u>	<u>26%</u>
Increase (reduction) in rate resulting from:		
Change in tax rates and new legislation	3	12
International operations subject to different tax rates	(1)	52
Taxable income attributable to non-controlling interests	(10)	(31)
Portion of gains subject to different tax rates	(3)	(10)
Recognition of deferred tax assets	(2)	(10)
Non-recognition of the benefit of current year's tax losses	2	8
Other	<u>1</u>	<u>7</u>
Effective income tax rate	<u>16%</u>	<u>54%</u>

Deferred income tax assets and liabilities as at December 31, 2021 and 2020 relate to the following:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Non-capital losses (Canada)	<u>\$ 1,339</u>	<u>\$ 916</u>
Capital losses (Canada)	53	48
Losses (U.S.)	3,561	3,338
Losses (International)	1,474	1,415
Difference in basis	<u>(23,415)</u>	<u>(18,292)</u>
Total net deferred tax liabilities	<u>\$ (16,988)</u>	<u>\$ (12,575)</u>

The aggregate amount of temporary differences associated with investments in subsidiaries for which deferred tax liabilities have not been recognized as at December 31, 2021 is approximately \$9 billion (2020 – approximately \$5 billion).

The company regularly assesses the status of open tax examinations and its historical tax filing positions for the potential for adverse outcomes to determine the adequacy of the provision for income and other taxes. The company believes that it has adequately provided for any tax adjustments that are more likely than not to occur as a result of ongoing tax examinations or historical filing positions.

The dividend payment on certain preferred shares of the company results in the payment of cash taxes in Canada and the company obtaining a deduction based on the amount of these taxes.

The following table details the expiry date, if applicable, of the unrecognized deferred tax assets:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
One year from reporting date	\$ 8	\$ 4
Two years from reporting date	30	20
Three years from reporting date	15	20
After three years from reporting date	487	465
Do not expire	<u>1,891</u>	<u>1,473</u>
Total	<u>\$ 2,431</u>	<u>\$ 1,982</u>

The components of the income taxes in other comprehensive income for the years ended December 31, 2021 and 2020 are set out below:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Revaluation of property, plant and equipment	\$ 1,549	\$ 1,214
Financial contracts and power sale agreements	89	(59)
Fair value through OCI securities	83	74
Foreign currency translation	(21)	37
Revaluation of pension obligation	71	(40)
Total deferred tax in other comprehensive income	<u>\$ 1,771</u>	<u>\$ 1,226</u>

16. CORPORATE BORROWINGS

AS AT DEC. 31
(MILLIONS)

	<u>Maturity</u>	<u>Annual Rate</u>	<u>Currency</u>	<u>2021</u>	<u>2020</u>
Term debt					
Public – Canadian.....	Mar. 31, 2023	4.54 %	C\$ \$	—	\$ 472
Public – Canadian.....	Mar. 8, 2024	5.04 %	C\$	396	393
Public – U.S.....	Apr. 1, 2024	4.00 %	US\$	749	749
Public – U.S.....	Jan. 15, 2025	4.00 %	US\$	500	500
Public – Canadian.....	Jan. 28, 2026	4.82 %	C\$	679	675
Public – U.S.....	Jun. 2, 2026	4.25 %	US\$	497	497
Public – Canadian.....	Mar. 16, 2027	3.80 %	C\$	396	393
Public – U.S.....	Jan. 25, 2028	3.90 %	US\$	649	649
Public – U.S.....	Mar. 29, 2029	4.85 %	US\$	999	999
Public – U.S.....	Apr. 15, 2030	4.35 %	US\$	749	749
Public – U.S.....	Apr. 15, 2031	2.72 %	US\$	500	—
Public – U.S.....	Jan. 30, 2032	2.34 %	US\$	600	—
Public – U.S.....	Mar. 1, 2033	7.38 %	US\$	250	250
Public – Canadian.....	Jun. 14, 2035	5.95 %	C\$	334	331
Private – Japanese.....	Dec. 1, 2038	1.42 %	JPY	87	97
Public – U.S.....	Sep. 20, 2047	4.70 %	US\$	902	902
Public – U.S.....	Apr. 15, 2050	3.45%	US\$	594	594
Public – U.S.....	Mar. 30, 2051	3.50%	US\$	758	497
Public – U.S.....	Oct. 16, 2080	4.63%	US\$	400	400
				10,039	9,147
Revolving facilities ¹				912	—
Deferred financing costs ²				(76)	(70)
Total.....				\$ 10,875	\$ 9,077

1. Reflects commercial paper and credit facility draws outstanding as at December 31, 2021.

2. Deferred financing costs are amortized to interest expense over the term of the borrowing using the effective interest method.

Corporate borrowings, excluding revolving facilities, have a weighted-average interest rate of 4.2% (2020 – 4.4%). A portion of corporate borrowings are denominated in foreign currencies, which include C\$2.3 billion (2020 – C\$2.9 billion) payable in Canadian dollars or \$1.8 billion (2020 – \$2.3 billion) and ¥10 billion (2020 – ¥10 billion) payable in Japanese Yen or \$87 million (2020 – \$97 million).

17. ACCOUNTS PAYABLE AND OTHER

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Accounts payable	\$ 11,258	\$ 9,543
Provisions	4,244	5,065
Lease liabilities	9,041	8,223
Other liabilities	28,003	27,851
Total	<u>\$ 52,546</u>	<u>\$ 50,682</u>

The current and non-current balances of accounts payable, provisions and other liabilities are as follows:

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Current	\$ 29,136	\$ 25,857
Non-current	23,410	24,825
Total	<u>\$ 52,546</u>	<u>\$ 50,682</u>

Post-Employment Benefits

The company offers pension and other post-employment benefit plans to employees of certain of its subsidiaries. The company's obligations under its defined benefit pension plans are determined periodically through the preparation of actuarial valuations. The benefit plans' valuation change during the year was an increase of \$545 million (2020 – a decrease of \$298 million). The discount rate used was 3% (2020 – 2%) with an increase in the rate of compensation of 1% (2020 – 1%), and an investment rate of 4% (2020 – 3%).

AS AT DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Plan assets	\$ 3,503	\$ 3,335
Less accrued benefit obligation:		
Defined benefit pension plan	(4,352)	(4,613)
Other post-employment benefits	(163)	(185)
Net liability	(1,012)	(1,463)
Less: net actuarial (losses) gains and other	(29)	11
Accrued benefit liability	<u>\$ (1,041)</u>	<u>\$ (1,452)</u>

18. NON-RECOURSE BORROWINGS OF MANAGED ENTITIES

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Subsidiary borrowings	(a)	\$ 13,049	\$ 10,768
Property-specific borrowings	(b)	152,008	128,556
Total		<u>\$ 165,057</u>	<u>\$ 139,324</u>

a) Subsidiary Borrowings

Principal repayments on subsidiary borrowings due over the next five calendar years and thereafter are as follows:

(MILLIONS)	Real Estate	Renewable Power and Transition	Infrastructure	Private Equity	Residential Development	Total
2022	\$ 180	\$ —	\$ 431	\$ —	\$ 24	\$ 635
2023	396	—	—	—	60	456
2024	792	—	554	—	41	1,387
2025	396	317	—	—	—	713
2026	2,760	—	—	1,619	—	4,379
Thereafter	316	1,839	1,753	—	1,648	5,556
Total Principal repayments	4,840	2,156	2,738	1,619	1,773	13,126
Deferred financing costs and other ..	(58)	(9)	(19)	—	9	(77)
Total – Dec. 31, 2021	\$ 4,782	\$ 2,147	\$ 2,719	\$ 1,619	\$ 1,782	\$ 13,049
Total – Dec. 31, 2020	\$ 3,378	\$ 2,132	\$ 3,158	\$ 310	\$ 1,790	\$ 10,768

The weighted-average interest rate on subsidiary borrowings as at December 31, 2021 was 3.5% (2020 – 3.5%).

The current and non-current balances of subsidiary borrowings are as follows:

AS AT DEC. 31 (MILLIONS)	2021	2020
Current	\$ 635	\$ 317
Non-current	12,414	10,451
Total	<u>\$ 13,049</u>	<u>\$ 10,768</u>

Subsidiary borrowings by currency include the following:

AS AT DEC. 31 (MILLIONS)	2021	Local Currency	2020	Local Currency
U.S. dollars	\$ 6,535	US\$ 6,535	4,376	US\$ 4,376
Canadian dollars	6,429	C\$ 8,130	6,254	C\$ 7,963
Brazilian reais	85	Rs 472	138	Rs 715
Total	<u>\$ 13,049</u>		<u>\$ 10,768</u>	

b) Property-Specific Borrowings

Principal repayments on property-specific borrowings due over the next five calendar years and thereafter are as follows:

(MILLIONS)	Real Estate	Renewable Power and Transition	Infrastructure	Private Equity	Residential Development	Total
2022	\$ 22,314	\$ 1,952	\$ 4,230	\$ 2,544	\$ 204	\$ 31,244
2023	13,538	2,768	2,806	1,877	157	21,146
2024	14,965	1,393	3,223	2,523	371	22,475
2025	8,287	1,142	2,863	4,227	2	16,521
2026	5,244	2,004	5,522	7,792	—	20,562
Thereafter	11,037	10,616	9,848	9,494	—	40,995
Total Principal repayments	75,385	19,875	28,492	28,457	734	152,943
Deferred financing costs and other	(407)	18	23	(563)	(6)	(935)
Total – Dec. 31, 2021	\$ 74,978	\$ 19,893	\$ 28,515	\$ 27,894	\$ 728	\$ 152,008
Total – Dec. 31, 2020	\$ 67,073	\$ 16,353	\$ 21,309	\$ 23,333	\$ 488	\$ 128,556

The weighted-average interest rate on property-specific borrowings as at December 31, 2021 was 4.0% (2020 – 4.2%).

The current and non-current balances of property-specific borrowings are as follows:

AS AT DEC. 31 (MILLIONS)	2021	2020
Current	\$ 31,244	\$ 20,970
Non-current	120,764	107,586
Total	\$ 152,008	\$ 128,556

Property-specific borrowings by currency include the following:

AS AT DEC. 31 (MILLIONS)	2021	Local Currency	2020	Local Currency
U.S. dollars	\$ 86,437	US\$ 86,437	\$ 78,223	US\$ 78,223
British pounds	12,446	£ 9,197	10,341	£ 7,565
Indian rupees	8,223	Rs 613,684	8,978	Rs 655,328
Canadian dollars	16,660	C\$ 21,054	8,458	C\$ 10,771
Euros	12,722	€ 11,204	7,816	€ 6,398
Australian dollars	4,392	A\$ 6,048	4,799	A\$ 6,237
Brazilian reais	4,919	R\$ 27,449	3,487	R\$ 18,147
Colombian pesos	2,367	COP\$ 9,480,307	2,141	COP\$ 7,332,845
Korean won	1,910	₩ 2,271,074	2,082	₩ 2,268,301
Chilean unidades de fomento	—	UF —	1,187	UF 29
Other currencies	1,932	n/a	1,044	n/a
Total	\$ 152,008		\$ 128,556	

19. SUBSIDIARY EQUITY OBLIGATIONS

Subsidiary equity obligations consist of the following:

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Subsidiary preferred equity units	(a)	\$ 1,585	\$ 1,679
Limited-life funds and redeemable fund units	(b)	1,538	1,456
Subsidiary preferred shares and capital	(c)	1,185	564
Total		<u>\$ 4,308</u>	<u>\$ 3,699</u>

a) Subsidiary Preferred Equity Units

In 2014, BPY issued \$1.8 billion of exchangeable preferred equity units in three \$600 million tranches redeemable in 2021, 2024 and 2026, respectively. The preferred equity units were originally exchangeable into equity units of BPY at \$25.70 per unit, at the option of the holder, at any time up to and including the maturity date. Following the privatization of BPY (“BPY privatization”), the preferred equity units became exchangeable into cash equal to the value of the consideration that would have been received upon the BPY privatization (a combination of cash, BAM shares and New LP Preferred Units), based on the value of that consideration on the date of exchange. BPY also has the option of delivering the actual consideration (a combination of cash, BAM shares and New LP Preferred Units). Following the BPY privatization, we have agreed with the holder to grant the company the right to purchase all or any portion of the preferred equity units of the holder at maturity, and to grant the holder the right to sell all or any portion of the preferred equity units of the holder at maturity, in each case at a price equal to the issue price for such preferred equity units plus accrued and unpaid distributions. On December 30, 2021, the company acquired the tranche redeemable in 2021 from the holder and exchanged such units for Redemption-Exchange Units. The preferred equity units were subsequently cancelled, as further described in Note 28(a).

Subsidiary preferred equity units include \$474 million at December 31, 2021 (2020 – \$nil) of preferred equity interests issued in connection with the BPY privatization which have been classified as a liability due to the fact the holders of such interests can demand cash payment upon maturity on July 26, 2081, for the liquidation preference of \$25.00 per unit and any accumulated unpaid dividends.

AS AT DEC. 31 (MILLIONS, EXCEPT PER SHARE INFORMATION)	Shares Outstanding	Cumulative Dividend Rate	Local Currency	2021	2020
Series 1	—	6.25%	US\$	\$ —	\$ 586
Series 2	24,000,000	6.50%	US\$	565	555
Series 3	24,000,000	6.75%	US\$	546	538
New LP Preferred Units	19,273,654	6.25%	US\$	474	—
Total				<u>\$ 1,585</u>	<u>\$ 1,679</u>

b) Limited-Life Funds and Redeemable Fund Units

Limited-life funds and redeemable fund units represent interests held in our consolidated funds by third-party investors that have been classified as a liability, as holders of these interests can cause our funds to redeem their interest in the fund for cash equivalents at a specified time. As at December 31, 2021, we have \$1.5 billion (2020 – \$1.5 billion) of subsidiary equity obligations arising from limited-life funds and redeemable fund units.

In our Real Estate business, limited-life fund obligations include \$859 million (2020 – \$864 million) of equity interests held by third-party investors in two consolidated funds that have been classified as a liability, as holders of these interests can cause the funds to redeem their interests in the fund for cash equivalents at the fair value of the interest at a set date.

As at December 31, 2021, we have \$545 million (2020 – \$517 million) of subsidiary equity obligations arising from limited-life fund units in our Infrastructure business. These obligations are primarily composed of the portion of the equity interest held by third-party investors in our timberland funds that are attributed to the value of the land held in the fund. The value of this equity interest has been classified as a liability, as we are obligated to purchase the land from the third-party investors on maturity of the fund.

We also have \$134 million of redeemable fund units (2020 – \$75 million) in certain funds managed by our public securities business.

c) Subsidiary Preferred Shares and Capital

Preferred shares are classified as liabilities if the holders of the preferred shares have the right, after a fixed date, to convert the shares into common equity of the issuer based on the market price of the common equity of the issuer at that time unless they are previously redeemed by the issuer. The dividends paid on these securities are recorded in interest expense. As at December 31, 2021 and 2020, the balances consist of the following:

AS AT DEC. 31 (MILLIONS, EXCEPT PER SHARE INFORMATION)	Shares Outstanding	Cumulative Dividend Rate	Local Currency	2021	2020
Brookfield Property Split Corp. ("BOP Split") senior preferred shares					
Series 1	842,534	5.25%	US\$	\$ 21	\$ 21
Series 2	556,746	5.75%	C\$	11	11
Series 3	781,592	5.00%	C\$	15	16
Series 4	582,894	5.20%	C\$	12	12
BSREP II RH B LLC ("Manufactured Housing") preferred capital	—	9.00%	US\$	—	249
Rouse Series A preferred shares	5,600,000	5.00%	US\$	142	142
Brookfield India Real Estate Trust ("BIRET")	138,181,800	See footnote ¹	US\$	440	—
India Infrastructure Investment Trusts	371,800,000	See footnote ¹	INR	471	—
BSREP II Vintage Estate Partners LLC ("Vintage Estates") preferred shares	—	5.00%	US\$	—	40
BIP Investment Corporation Series 1 Senior preferred shares	4,000,000	5.85%	C\$	73	73
Total				<u>\$ 1,185</u>	<u>\$ 564</u>

1. The dividend rate pertaining to BIRET and India Infrastructure Investment Trusts is equal to a minimum of 90% of net distributable cash flows.

Each series of the BOP Split senior preferred shares are redeemable at the option of either the issuer or the holder as the redemption and conversion option dates have passed.

On December 31, 2020, subsidiary preferred capital was \$249 million related to preferred equity interests held by a third-party investor in Manufactured Housing, which was previously classified as a liability, due to the fact that the holders were only entitled to distributions equal to their capital balance plus a 9% annual return payable in monthly distributions until maturity in December 2025. The preferred capital was issued to partially fund the acquisition of the Manufactured Housing portfolio during the first quarter of 2017 and was redeemed in the second quarter of 2021.

Subsidiary preferred capital includes \$440 million at December 31, 2021 (2020 – \$nil) of preferred equity interests held by third-party investors in BIRET, which have been classified as a liability, due to the fact BIRET has a contractual obligation to make distributions to unitholders every six months at an amount no less than 90% of net distributable cash flows.

Subsidiary preferred capital also includes \$471 million at December 31, 2021 (2020 – \$nil) of preferred equity interests held by third-party investors in India Infrastructure Investment Trusts, which have been classified as liabilities, as a result of contractual obligations to make distributions at an amount no less than 90% of net distributable cash flows.

Subsidiary preferred shares include \$142 million at December 31, 2021 (2020 – \$142 million) of preferred equity interests held by a third-party investor in Rouse Properties, L.P., which have been classified as a liability, due to the fact that the interests are mandatorily redeemable on or after November 12, 2025 for a set price per unit plus any accrued but unpaid distributions; distributions are capped and accrue regardless of available cash generated.

20. SUBSIDIARY PUBLIC ISSUERS AND FINANCE SUBSIDIARY

Brookfield Finance Inc. (“BFI”) was incorporated on March 31, 2015 under the *Business Corporations Act* (Ontario) and is an indirect 100% owned subsidiary of the Corporation that may offer and sell debt securities. Any debt securities issued by BFI are fully and unconditionally guaranteed by the Corporation. BFI issued:

- \$500 million of 4.25% notes due in 2026 on June 2, 2016;
- \$550 million of 4.70% notes due in 2047 on September 14, 2017;
- \$350 million of 4.70% notes due in 2047 on January 17, 2018;
- \$650 million of 3.90% notes due in 2028 on January 17, 2018;
- \$1.0 billion of 4.85% notes due in 2029 on January 29, 2019;
- \$600 million of 4.35% notes due in 2030 on April 9, 2020;
- \$150 million of 4.35% notes due in 2030 on April 14, 2020;
- \$500 million of 3.50% notes due in 2051 on September 28, 2020;
- \$400 million of 4.625% subordinated notes due in 2080 on October 16, 2020;
- \$500 million of 2.724% notes due in 2031 on April 12, 2021; and
- \$250 million of 3.50% notes due in 2051 on July 26, 2021.

Brookfield Finance LLC (“BFL”) is a Delaware limited liability company formed on February 6, 2017 and an indirect 100% owned subsidiary of the Corporation. Brookfield Finance II Inc. (“BFI II”) was incorporated on September 24, 2020 under the *Business Corporations Act* (Ontario) and is a direct 100% owned subsidiary of the Corporation. Brookfield Finance (Australia) Pty Ltd (“BF AUS”) was incorporated on September 24, 2020 under the *Corporations Act 2001* (Commonwealth of Australia) and is an indirect 100% owned subsidiary of the Corporation. Brookfield Finance I (UK) PLC (“BF U.K.”) was incorporated on September 25, 2020 under the *U.K. Companies Act 2006* and is an indirect 100% owned subsidiary of the Corporation. Brookfield Finance II LLC (“BFL II”) was formed on September 24, 2020 under the *Delaware Limited Liability Company Act* and is an indirect 100% owned subsidiary of the Corporation. BFL, BFL II, BF AUS and BF U.K. are consolidated subsidiaries of the Corporation that may offer and sell debt securities or, in the case of BFL II, preferred shares representing limited liability company interests. Any debt securities issued by BFL and BF U.K. are, and any debt securities issued by BF AUS and BFI II and any preferred shares representing limited liability company interests issued by BFL II will be, fully and unconditionally guaranteed as to payment of principal, premium (if any), interest and certain other amounts by the Corporation.

On March 10, 2017, BFL issued \$750 million of 4.00% notes due in 2024. On December 31, 2018, as part of an internal reorganization, the 2024 notes were transferred to BFI. On February 21, 2020, BFL issued \$600 million of 3.45% notes due in 2050. On November 24, 2020, BF U.K. issued \$230 million of 4.50% perpetual subordinated notes. On July 26, 2021, BF U.K. issued \$600 million of 2.34% notes due in 2032. BFI II, BFL, BFL II, BF AUS and BF U.K. have no independent activities, assets or operations other than in connection with any securities that they may issue.

Brookfield Investments Corporation (“BIC”) is an investment company that holds investments in the real estate, renewable power and infrastructure sectors, as well as a portfolio of preferred shares issued by the Corporation’s subsidiaries. The Corporation provided a full and unconditional guarantee of the Class 1 Senior Preferred Shares, Series A issued by BIC. As at December 31, 2021, C\$37 million of these senior preferred shares were held by third-party shareholders and are retractable at the option of the holder.

On February 4, 2022, BFI issued an additional \$400 million of its existing 3.90% notes due in 2028 and issued \$400 million of 3.625% notes due in 2052.

The following tables contain summarized financial information of the Corporation, BFI, BFI II, BFL, BFL II, BF AUS, BF U.K., BIC and non-guarantor subsidiaries:

AS AT AND FOR THE YEAR ENDED DEC. 31, 2021 (MILLIONS)	The Corporation ¹	BFI	BFI II	BFL	BFL II	BF AUS	BF U.K.	BIC	Other subsidiaries of the Corporation ²	Consolidating Adjustments ³	The Company Consolidated
Revenues	\$ 1,373	\$ 250	\$ —	\$ 33	\$ —	\$ —	\$ 9	\$ 121	\$ 82,663	\$ (8,718)	\$ 75,731
Net income (loss) attributable to shareholders	3,966	(8)	—	—	—	—	5	(251)	6,100	(5,846)	3,966
Total assets	84,793	8,256	—	607	—	—	843	5,433	400,288	(109,217)	391,003
Total liabilities	38,438	6,387	—	597	—	—	603	3,734	237,100	(30,597)	256,262
Non-controlling interest – preferred equity	—	—	—	—	—	—	230	—	—	—	230

AS AT AND FOR THE YEAR ENDED DEC. 31, 2020 (MILLIONS)	The Corporation ¹	BFI	BFI II	BFL	BFL II	BF AUS	BF U.K.	BIC	Other subsidiaries of the Corporation ²	Consolidating Adjustments ³	The Company Consolidated
Revenues	\$ 626	\$ 280	\$ —	\$ 28	\$ —	\$ —	\$ 2	\$ 163	\$ 70,385	\$ (8,732)	\$ 62,752
Net income (loss) attributable to shareholders	(134)	73	—	—	—	—	1	91	6,368	(6,533)	(134)
Total assets	73,898	7,207	—	600	—	—	233	4,280	350,687	(93,209)	343,696
Total liabilities	38,060	5,547	—	596	—	—	3	2,690	206,877	(32,719)	221,054
Non-controlling interest – preferred equity	—	—	—	—	—	—	230	—	—	—	230

1. This column accounts for investments in all subsidiaries of the Corporation under the equity method.
2. This column accounts for investments in all subsidiaries of the Corporation other than BFI, BFL, BIC, BFI II, BF AUS, BF U.K. and BFL II on a combined basis.
3. This column includes the necessary amounts to present the company on a consolidated basis.

21. EQUITY

Equity consists of the following:

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Preferred equity	(a)	\$ 4,145	\$ 4,145
Non-controlling interests	(b)	88,386	86,804
Common equity	(c)	42,210	31,693
		<u>\$ 134,741</u>	<u>\$ 122,642</u>

a) Preferred Equity

Preferred equity includes perpetual preferred shares and rate-reset preferred shares and consists of the following:

AS AT DEC. 31 (MILLIONS)	Average Rate		2021	2020
	2021	2020		
Perpetual preferred shares				
Floating rate	2.32%	1.76%	\$ 505	\$ 531
Fixed rate	4.82%	4.82%	739	739
	3.81%	3.54%	1,244	1,270
Fixed rate-reset preferred shares	4.07%	4.07%	2,901	2,875
	4.00%	3.91%	\$ 4,145	\$ 4,145

Further details on each series of preferred shares are as follows:

AS AT DEC. 31 (MILLIONS, EXCEPT PER SHARE INFORMATION)	Rate	Issued and Outstanding		2021	2020
		2021	2020		
Class A preferred shares					
Perpetual preferred shares					
Series 2	70% P	10,457,685	10,457,685	\$ 169	\$ 169
Series 4	70% P	2,795,910	2,795,910	45	45
Series 8 ²	Variable up to P	3,321,486	2,476,185	54	42
Series 13	70% P	9,290,096	9,290,096	195	195
Series 15	B.A. + 40 b.p. ¹	2,000,000	2,000,000	42	42
Series 17	4.75%	7,840,204	7,840,204	171	171
Series 18	4.75%	7,866,749	7,866,749	178	178
Series 25 ³	—	—	1,529,133	—	38
Series 36	4.85%	7,842,909	7,842,909	197	197
Series 37	4.90%	7,830,091	7,830,091	193	193
				1,244	1,270
Rate-reset preferred shares ⁴					
Series 9 ²	2.75%	670,680	1,515,981	9	21
Series 24 ³	3.24%	10,808,027	9,278,894	265	227
Series 26	3.47%	9,770,928	9,770,928	240	240
Series 28	2.73%	9,233,927	9,233,927	232	232
Series 30	4.69%	9,787,090	9,787,090	241	241
Series 32	5.06%	11,750,299	11,750,299	297	297
Series 34 ⁵	4.44%	9,876,735	9,876,735	253	253
Series 38 ⁶	3.57%	7,906,132	7,906,132	179	179
Series 40 ⁷	4.03%	11,841,025	11,841,025	271	271
Series 42 ⁸	3.25%	11,887,500	11,887,500	266	266
Series 44	5.00%	9,831,929	9,831,929	187	187
Series 46	4.80%	11,740,797	11,740,797	217	217
Series 48	4.75%	11,885,972	11,885,972	244	244
				2,901	2,875
Total				\$ 4,145	\$ 4,145

1. Rate determined quarterly.

2. 8,202 shares were converted from Series 8 to Series 9 and 853,503 shares were converted from Series 9 to Series 8 on November 1, 2021.

3. All Series 25 shares were converted into Series 24 on a one-for-one basis effective June 30, 2021.

4. Dividend rates are fixed for 5 to 6 years from the quarter end dates after issuance, June 30, 2011, March 31, 2012, June 30, 2012, December 31, 2012, September 30, 2013, March 31, 2014, June 30, 2014, December 31, 2014, December 31, 2015, December 31, 2016 and December 31, 2017, respectively and reset after 5 to 6 years to the 5-year Government of Canada bond rate plus between 180 and 417 basis points.

5. Dividend rate reset commenced March 31, 2019.

6. Dividend rate reset commenced March 31, 2020.

7. Dividend rate reset commenced September 30, 2019.

8. Dividend rate reset commenced June 30, 2020.

P – Prime Rate, B.A. – Bankers' Acceptance Rate, b.p. – Basis Points.

The company is authorized to issue an unlimited number of Class A preferred shares and an unlimited number of Class AA preferred shares, issuable in series. No Class AA preferred shares have been issued.

The Class A preferred shares are entitled to preference over the Class A and Class B Limited Voting Shares ("Class A and B shares") on the declaration of dividends and other distributions to shareholders. All series of the outstanding preferred shares have a par value of C\$25.00 per share.

b) Non-controlling Interests

Non-controlling interests represent the common and preferred equity in consolidated entities that are owned by other shareholders.

AS AT DEC. 31 (MILLIONS)	2021	2020
Common equity	\$ 82,898	\$ 80,915
Preferred equity	5,488	5,889
Total	<u>\$ 88,386</u>	<u>\$ 86,804</u>

Further information on non-controlling interests is provided in Note 4 – Subsidiaries.

c) Common Equity

The company's common equity is comprised of the following:

AS AT DEC. 31 (MILLIONS)	2021	2020
Common shares	\$ 10,538	\$ 7,368
Contributed surplus	320	285
Retained earnings	17,705	15,178
Ownership changes	6,243	2,691
Accumulated other comprehensive income	7,404	6,171
Common equity	<u>\$ 42,210</u>	<u>\$ 31,693</u>

The company is authorized to issue an unlimited number of Class A Limited Voting Shares ("Class A shares") and 85,120 Class B Limited Voting Shares ("Class B shares"). The company's Class A shares and Class B shares have no stated par value. The holders of Class A shares and Class B shares rank on par with each other with respect to the payment of dividends and the return of capital on the liquidation, dissolution or winding up of the company or any other distribution of the assets of the company among its shareholders for the purpose of winding up its affairs. Holders of the Class A shares are entitled to elect half of the Board of Directors of the company and holders of the Class B shares are entitled to elect the other half of the Board of Directors. With respect to the Class A and Class B shares, there are no dilutive factors, material or otherwise, that would result in different diluted earnings per share between the classes. This relationship holds true irrespective of the number of dilutive instruments issued in either one of the respective classes of Class A and Class B shares, as both classes of shares participate equally, on a pro rata basis, in the dividends, earnings and net assets of the company, whether taken before or after dilutive instruments, regardless of which class of shares is diluted.

On April 1, 2020, the company completed a three-for-two stock split of the company's outstanding Class A shares. All share count and per-share disclosure are presented on a post-split basis.

On June 28, 2021, the company completed the spin-out of BAMR by paying a special dividend to the holders of the company's Class A shares and Class B shares. The special dividend of \$538 million recorded in equity was based on the fair value of the assets distributed.

On July 26, 2021, the company issued 60.9 million Class A shares in connection with the privatization of Brookfield Property Partners L.P. ("BPY").

The holders of the company's Class A shares and Class B shares received cash dividends during 2021 of \$0.52 per share (2020 – \$0.48 per share).

The number of issued and outstanding Class A and Class B shares and unexercised options are as follows:

AS AT DEC. 31	2021	2020
Class A shares ¹	1,568,743,821	1,510,635,291
Class B shares	85,120	85,120
Shares outstanding ¹	1,568,828,941	1,510,720,411
Unexercised options, other share-based plans ² and exchangeable shares of affiliate	82,825,207	62,975,947
Total diluted shares	<u>1,651,654,148</u>	<u>1,573,696,358</u>

1. Net of 69,663,192 Class A shares held by the company in respect of long-term compensation agreements as at December 31, 2021 (December 31, 2020 – 64,197,815).

2. Includes management share option plan and escrowed stock plan.

The authorized common share capital consists of an unlimited number of Class A shares and 85,120 Class B shares. Shares issued and outstanding changed as follows:

FOR THE YEARS ENDED DEC. 31	<u>2021</u>	<u>2020</u>
Outstanding, beginning of year ¹	1,510,720,411	1,509,293,641
Issued (Repurchased)		
Issuances	61,276,716	—
Repurchases	(9,662,117)	(8,932,576)
Long-term share ownership plans ²	6,369,972	10,137,294
Dividend reinvestment plan and other	123,959	222,052
Outstanding, end of year ³	<u>1,568,828,941</u>	<u>1,510,720,411</u>

1. Net of 64,197,815 Class A shares held by the company in respect of long-term compensation agreements as at December 31, 2020 (December 31, 2019 – 63,417,346).

2. Includes management share option plan and restricted stock plan.

3. Net of 69,663,192 Class A shares held by the company in respect of long-term compensation agreements as at December 31, 2021 (December 31, 2020 – 64,197,815).

Earnings Per Share

The components of basic and diluted earnings per share are summarized in the following table:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Net income (loss) attributable to shareholders	\$ 3,966	\$ (134)
Preferred share dividends	(148)	(141)
Dilutive effect of conversion of subsidiary preferred shares	(26)	93
Net income (loss) available to shareholders	3,792	(182)
Dilutive impact of exchangeable shares	2	—
Net income (loss) available to shareholders including dilutive impact of exchangeable shares	<u>\$ 3,794</u>	<u>\$ (182)</u>

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020¹</u>
Weighted average – Class A and Class B shares	1,536.5	1,511.4
Dilutive effect of conversion of options and escrowed shares using treasury stock method and exchangeable shares of affiliate	50.4	—
Class A and Class B shares and share equivalents	<u>1,586.9</u>	<u>1,511.4</u>

1. Adjusted to reflect the three-for-two stock split effective on April 1, 2020.

Share-Based Compensation

The expense recognized for share-based compensation is summarized in the following table:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Expense arising from equity-settled share-based payment transactions	\$ 110	\$ 89
Expense arising from cash-settled share-based payment transactions	681	104
Total expense arising from share-based payment transactions	791	193
Effect of hedging program	(670)	(99)
Total expense included in consolidated income	<u>\$ 121</u>	<u>\$ 94</u>

The share-based payment plans are described below. There were no cancellations of or modifications to any of the plans during 2021 and 2020.

Equity-settled Share-based Awards

Management Share Option Plan

Options issued under the company's Management Share Option Plan ("MSOP") vest over a period of up to five years, expire ten years after the grant date and are settled through issuance of Class A shares. The exercise price is equal to the market price at the grant date. For the year ended December 31, 2021, the total expense incurred with respect to MSOP totaled \$25 million (2020 – \$24 million).

The changes in the number of options during 2021 and 2020 were as follows:

	NYSE	
	Number of Options (000's) ¹	Weighted-Average Exercise Price
Outstanding as at January 1, 2021	47,367	US\$ 25.08
Granted	4,185	43.43
Exercised	(7,388)	20.15
Cancelled	(370)	34.49
Outstanding as at December 31, 2021	43,794	US\$ 27.58

1. Options to acquire NYSE listed Class A shares.

	NYSE	
	Number of Options (000's) ¹	Weighted-Average Exercise Price
Outstanding as at January 1, 2020	50,703	US\$ 22.69
Granted	3,341	45.21
Exercised	(6,382)	16.50
Cancelled	(295)	27.80
Outstanding as at December 31, 2020	47,367	US\$ 25.08

1. Options to acquire NYSE listed Class A shares.

The weighted-average fair value of options granted for the year ended December 31, 2021 was \$6.97 (2020 – \$5.54), and was determined using the Black-Scholes valuation model, with inputs to the model as follows:

FOR THE YEARS ENDED DEC. 31	Unit	2021	2020
Weighted-average share price	US\$	43.43	45.21
Average term to exercise	Years	7.5	7.5
Share price volatility ¹	%	24.4	17.0
Liquidity discount	%	25.0	25.0
Weighted-average annual dividend yield	%	1.7	1.5
Risk-free rate	%	1.0	1.4

1. Share price volatility was determined based on historical share prices over a similar period to the average term to exercise.

At December 31, 2021, the following options to purchase Class A shares were outstanding:

Exercise Price	Weighted-Average Remaining Life	Options Outstanding (000's)		
		Vested	Unvested	Total
US\$10.30 – US\$15.35	0.2 years	629	—	629
US\$16.81 – US\$20.39	2.8 years	10,238	—	10,238
US\$22.50 – US\$26.93	5.0 years	14,473	3,856	18,329
US\$29.48 – US\$38.64	7.2 years	3,083	4,173	7,256
US\$43.43 – US\$45.21	8.7 years	646	6,696	7,342
		29,069	14,725	43,794

At December 31, 2020, the following options to purchase Class A shares were outstanding:

Exercise Price	Weighted-Average Remaining Life	Options Outstanding (000's)		
		Vested	Unvested	Total
US\$10.30 – US\$15.35	1.0 years	2,254	—	2,254
US\$15.58 – US\$20.39	3.8 years	11,860	1,131	12,991
US\$22.50 – US\$26.93	5.9 years	14,280	7,010	21,290
US\$29.48 – US\$38.64	8.2 years	1,833	5,672	7,505
US\$45.21	9.2 years	—	3,327	3,327
		30,227	17,140	47,367

Escrowed Stock Plan

The Escrowed Stock Plan (the “ES Plan”) provides executives with indirect ownership of Class A shares. Under the ES Plan, executives are granted common shares (the “ES Shares”) in one or more private companies that own Class A shares. The Class A shares are purchased on the open market with the purchase cost funded by the company. The ES shares generally vest over five years and must be held to the fifth anniversary of the grant date. At a date no more than ten years from the grant date, all outstanding ES shares will be exchanged for Class A shares issued by the company based on the market value of Class A shares at the time of the exchange. The number of Class A shares issued on exchange will be less than the Class A shares purchased under the ES Plan resulting in a net reduction in the number of Class A shares issued by the company.

During 2021, 5.3 million Class A shares were purchased in respect of ES shares granted to executives under the ES Plan (2020 – 3.8 million Class A shares) during the year. For the year ended December 31, 2021, the total expense incurred with respect to the ES Plan totaled \$41 million (2020 – \$35 million).

The weighted-average fair value of escrowed shares granted for the year ended December 31, 2021 was \$6.99 (2020 – \$5.54), and was determined using the Black-Scholes model of valuation with inputs to the model as follows:

FOR THE YEARS ENDED DEC. 31	Unit	2021	2020
Weighted-average share price	US\$	43.53	45.21
Average term to exercise	Years	7.5	7.5
Share price volatility ¹	%	24.4	17.0
Liquidity discount	%	25.0	25.0
Weighted-average annual dividend yield	%	1.6	1.5
Risk-free rate	%	1.0	1.4

1. Share price volatility was determined based on historical share prices over a similar period to the average term to exercise.

The change in the number of ES shares during 2021 and 2020 was as follows:

	Number of Units (000's)	Weighted- Average Exercise Price
Outstanding at January 1, 2021	46,716	\$ 28.88
Granted	5,300	43.53
Exercised	(1,621)	20.01
Cancelled	(17)	44.35
Outstanding at December 31, 2021	<u>50,378</u>	<u>\$ 30.70</u>
	Number of Units (000's)	Weighted- Average Exercise Price
Outstanding at January 1, 2020	54,791	\$ 25.82
Granted	3,841	45.21
Exercised	(11,613)	19.66
Cancelled	(303)	35.85
Outstanding at December 31, 2020	<u>46,716</u>	<u>\$ 28.88</u>

Restricted Stock Plan

The Restricted Stock Plan awards executives with Class A shares purchased on the open market (“Restricted Shares”). Under the Restricted Stock Plan, Restricted Shares awarded vest over a period of up to five years, except for Restricted Shares awarded in lieu of a cash bonus, which may vest immediately. Vested and unvested Restricted Shares are subject to a hold period of up to five years. Holders of Restricted Shares are entitled to vote Restricted Shares and to receive associated dividends. Employee compensation expense for the Restricted Stock Plan is charged against income over the vesting period.

During 2021, Brookfield granted 3.1 million Class A shares (2020 – 1.0 million) pursuant to the terms and conditions of the Restricted Stock Plan, in which 1.5 million were converted from BPY units in connection with the BPY privatization, resulting in the recognition of \$43 million (2020 – \$30 million) of compensation expense.

Cash-settled Share-based Awards

Deferred Share Unit Plan and Restricted Share Unit Plan

The Deferred Share Unit Plan and Restricted Share Unit Plan provide for the issuance of DSUs and RSUs, respectively. Under these plans, qualifying employees and directors receive varying percentages of their annual incentive bonus or directors’ fees in the form of DSUs and RSUs. The DSUs and RSUs vest over periods of up to five years, and DSUs accumulate additional DSUs at the same rate as dividends on common shares based on the market value of the common shares at the time of the dividend. Participants are not allowed to convert DSUs and RSUs into cash until retirement or cessation of employment.

The value of the DSUs, when converted to cash, will be equivalent to the market value of the common shares at the time the conversion takes place. The value of the RSUs, when converted into cash, will be equivalent to the difference between the market price of equivalent number of common shares at the time the conversion takes place and the market price on the date the RSUs are granted. The company uses equity derivative contracts to offset its exposure to the change in share prices in respect of vested and unvested DSUs and RSUs. The fair value of the vested DSUs and RSUs as at December 31, 2021 was \$1.9 billion (2020 – \$1.3 billion).

Employee compensation expense for these plans is charged against income over the vesting period of the DSUs and RSUs. The amount payable by the company in respect of vested DSUs and RSUs changes as a result of dividends and share price movements. All of the amounts attributable to changes in the amounts payable by the company are recorded as employee compensation expense in the period of the change. For the year ended December 31, 2021, employee compensation expense totaled \$11 million (2020 – \$5 million), net of the impact of hedging arrangements.

The change in the number of DSUs and RSUs during 2021 and 2020 was as follows:

	DSUs		RSUs	
	Number of Units (000's)	Number of Units (000's)	Weighted-Average Exercise Price	
Outstanding at January 1, 2021	18,721	13,679	C\$	6.10
Granted and reinvested	1,929	—		—
Exercised and cancelled	(2,364)	—		—
Outstanding at December 31, 2021	18,286	13,679	C\$	6.10

	DSUs		RSUs	
	Number of Units (000's)	Number of Units (000's)	Weighted-Average Exercise Price	
Outstanding at January 1, 2020	21,204	15,810	C\$	6.14
Granted and reinvested	623	—		—
Exercised and cancelled	(3,106)	(2,131)		6.35
Outstanding at December 31, 2020	18,721	13,679	C\$	6.10

The fair value of each DSU is equal to the traded price of the company's common shares.

	Unit	Dec. 31, 2021	Dec. 31, 2020
Share price on date of measurement	C\$	76.39	52.62
Share price on date of measurement	US\$	60.38	41.27

The fair value of RSUs was determined primarily using the following inputs:

	Unit	Dec. 31, 2021	Dec. 31, 2020
Share price on date of measurement	C\$	76.39	52.62
Weighted-average fair value of a unit	C\$	70.29	46.52

22. REVENUES

We perform a disaggregated analysis of revenues considering the nature, amount, timing and uncertainty of revenues. This includes disclosure of our revenues by segment and type, as well as a breakdown of whether revenues from goods or services are recognized at a point in time or delivered over a period of time.

a) Revenue by Type

FOR THE YEAR ENDED DEC. 31, 2021 (MILLIONS)	Asset Management	Corporate Activities	Renewable Power and Transition	Infrastructure	Private Equity	Real Estate	Residential Development	Total Revenues
Revenue from contracts with customers	\$ 306	\$ —	\$ 4,041	\$ 11,204	\$ 44,558	\$ 3,259	\$ 2,463	\$ 65,831
Other revenue	—	169	539	737	1,694	6,664	97	9,900
	\$ 306	\$ 169	\$ 4,580	\$ 11,941	\$ 46,252	\$ 9,923	\$ 2,560	\$ 75,731

FOR THE YEAR ENDED DEC. 31, 2020 (MILLIONS)	Asset Management	Corporate Activities	Renewable Power and Transition	Infrastructure	Private Equity	Real Estate	Residential Development	Total Revenues
Revenue from contracts with customers	\$ 246	\$ —	\$ 3,757	\$ 8,611	\$ 35,599	\$ 2,403	\$ 2,170	\$ 52,786
Other revenue	—	872	328	683	1,562	6,448	73	9,966
	\$ 246	\$ 872	\$ 4,085	\$ 9,294	\$ 37,161	\$ 8,851	\$ 2,243	\$ 62,752

b) Timing of Recognition of Revenue from Contracts with Customers

FOR THE YEAR ENDED DEC. 31, 2021 (MILLIONS)	Asset Management	Corporate Activities	Renewable Power and Transition	Infrastructure	Private Equity	Real Estate	Residential Development	Total Revenues
Goods and services provided at a point in time	\$ —	\$ —	\$ 137	\$ 137	\$ 37,676	\$ 637	\$ 2,450	\$ 41,037
Services transferred over a period of time	306	—	3,904	11,067	6,882	2,622	13	24,794
	<u>\$ 306</u>	<u>\$ —</u>	<u>\$ 4,041</u>	<u>\$ 11,204</u>	<u>\$ 44,558</u>	<u>\$ 3,259</u>	<u>\$ 2,463</u>	<u>\$ 65,831</u>

FOR THE YEAR ENDED DEC. 31, 2020 (MILLIONS)	Asset Management	Corporate Activities	Renewable Power and Transition	Infrastructure	Private Equity	Real Estate	Residential Development	Total Revenues
Goods and services provided at a point in time	\$ —	\$ —	\$ 143	\$ 160	\$ 28,944	\$ 553	\$ 2,167	\$ 31,967
Services transferred over a period of time	246	—	3,614	8,451	6,655	1,850	3	20,819
	<u>\$ 246</u>	<u>\$ —</u>	<u>\$ 3,757</u>	<u>\$ 8,611</u>	<u>\$ 35,599</u>	<u>\$ 2,403</u>	<u>\$ 2,170</u>	<u>\$ 52,786</u>

Remaining Performance Obligation

Private Equity

In our construction services operation, backlog is defined as revenue yet to be delivered (i.e. remaining performance obligations) on construction projects that have been secured via an executed contract, work order or letter of intent. As at December 31, 2021, our backlog of construction projects was approximately \$7.5 billion (2020 – \$5.6 billion).

In our Brazilian water and wastewater services operation, our long-term, inflation-adjusted concession service contracts with various municipalities have an average remaining contract duration of 24 years as at December 31, 2021 (2020 – 24 years).

Others

In our Asset Management, Infrastructure and Renewable Power and Transition businesses, revenue is generally recognized as invoiced for contracts recognized over a period of time as the amounts invoiced are commensurate with the value provided to the customers.

c) Lease Income

Our leases in which the company is a lessor are primarily operating in nature. Total lease income from our assets leased out on operating leases totaled \$6.7 billion (2020 – \$6.7 billion) including \$147 million (2020 – \$75 million) of income related to variable lease income that is not dependent on an index or rate.

The following table presents the undiscounted contractual earnings receivable of the company's leases by expected period of receipt:

AS AT DEC. 31, 2021 (MILLIONS)	Payments Receivable by Period				
	Less than 1 Year	1 – 3 Years	4 – 5 Years	After 5 Years	Total
Receivables from lease contracts	<u>\$ 5,072</u>	<u>\$ 8,090</u>	<u>\$ 6,333</u>	<u>\$ 14,355</u>	<u>\$ 33,850</u>

AS AT DEC. 31, 2020 (MILLIONS)	Payments Receivable by Period				
	Less than 1 Year	1 – 3 Years	4 – 5 Years	After 5 Years	Total
Receivables from lease contracts	<u>\$ 4,738</u>	<u>\$ 8,385</u>	<u>\$ 6,661</u>	<u>\$ 15,971</u>	<u>\$ 35,755</u>

23. DIRECT COSTS

Direct costs include all attributable expenses except interest, taxes and fair value changes, and primarily relate to cost of sales and compensation. The following table lists direct costs for 2021 and 2020 by nature:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Cost of sales	\$ 44,149	\$ 35,150
Compensation	7,804	6,857
Depreciation and amortization	6,437	5,791
Selling, general and administrative expenses	3,197	2,860
Property taxes, sales taxes and other	2,413	2,519
	<u>\$ 64,000</u>	<u>\$ 53,177</u>

During the fourth quarter of 2021, the company reclassified \$6.4 billion of depreciation and amortization, which were previously presented as a separate line item, to direct costs. The prior period amount was also adjusted to reflect this change, which resulted in an increase to direct costs of \$5.8 billion for the year ended December 31, 2020, with equal and offsetting decreases to depreciation and amortization. This reclassification had no impact on revenues, net income, or basic and diluted earnings per share.

24. FAIR VALUE CHANGES

Fair value changes recorded in net income represent gains or losses arising from changes in the fair value of assets and liabilities, including derivative financial instruments, accounted for using the fair value method and are comprised of the following:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	<u>2021</u>	<u>2020</u>
Investment properties	\$ 5,073	\$ (269)
Transaction related gains, net of expenses	714	20
Financial contracts	984	686
Impairment and provisions	(654)	(808)
Other fair value changes	(966)	(1,052)
	<u>\$ 5,151</u>	<u>\$ (1,423)</u>

25. DERIVATIVE FINANCIAL INSTRUMENTS

The company's activities expose it to a variety of financial risks, including market risk (i.e. currency risk, interest rate risk and other price risk), credit risk and liquidity risk. The company selectively uses derivative financial instruments principally to manage these risks.

The aggregate notional amount of the company's derivative positions at December 31, 2021 and 2020 is as follows:

AS AT DEC. 31 (MILLIONS)	Note	2021	2020
Foreign exchange	(a)	\$ 63,083	\$ 39,284
Interest rates	(b)	55,899	61,111
Equity derivatives	(c)	<u>4,448</u>	<u>2,081</u>
Commodity instruments	(d)		
Energy (GWh)		35,156	27,564
Natural gas (MMBtu – 000's)		<u>246,375</u>	<u>121,468</u>

a) Foreign Exchange

The company held the following foreign exchange contracts with notional amounts at December 31, 2021 and 2020:

(MILLIONS)	Notional Amount (U.S. Dollars)		Average Exchange Rate	
	2021	2020	2021	2020
Foreign exchange contracts				
Canadian dollars	\$ 11,689	\$ 7,539	0.81	0.76
British pounds	12,089	3,986	1.19	1.31
European Union euros	9,939	4,561	1.14	1.17
Australian dollars	4,791	2,632	0.72	0.69
Indian rupee	3,281	1,288	78.90	77.56
Chilean peso	—	159	—	770.89
Korean won ¹	756	700	1,151	1,175
Chinese yuan ¹	2,484	1,633	6.02	7.05
Japanese yen ¹	793	212	111.27	105.82
Colombian pesos ¹	740	96	3,937	3,621
Brazilian reais	1,291	276	0.16	0.19
Swedish krona	1,475	1,647	9.08	8.58
Other currencies	2,799	903	Various	Various
Cross currency interest rate swaps				
Canadian dollars	5,566	6,868	0.63	0.77
European Union euros	848	1,914	1.06	1.06
Australian dollars	1,317	1,374	0.98	0.53
Japanese yen ¹	750	750	113.33	113.33
British pounds	298	275	1.48	1.49
Colombian pesos ¹	—	88	—	3,880
Foreign exchange futures				
Brazilian reais	175	105	0.18	0.19
Foreign exchange options				
Canadian dollars	—	2,030	—	0.74
European Union euros	1,430	245	1.11	1.17
Indian rupee	572	—	74.56	—

1. Average rate is quoted using USD as base currency.

Included in net income are unrealized net losses on foreign currency derivative contracts amounting to \$53 million (2020 – losses of \$41 million) and included in the cumulative translation adjustment account in other comprehensive income are gains in respect of foreign currency contracts entered into for hedging purposes amounting to \$367 million (2020 – gains of \$28 million).

b) Interest Rates

At December 31, 2021, the company held interest rate swap and forward starting swap contracts having an aggregate notional amount of \$28.6 billion (2020 – \$30.2 billion), interest rate swaptions with an aggregate notional amount of \$0.2 billion (2020 – \$3.9 billion) and interest rate cap contracts with an aggregate notional amount of \$27.1 billion (2020 – \$27 billion).

c) Equity Derivatives

At December 31, 2021, the company held equity derivatives with a notional amount of \$4.4 billion (2020 – \$2.1 billion) which includes \$1.8 billion (2020 – \$1.3 billion) notional amount that hedges long-term compensation arrangements. The balance represents common equity positions established in connection with the company's investment activities as well as general equity market hedges. The fair value of these instruments was reflected in the company's consolidated financial statements at year end.

d) Commodity Instruments

The company has entered into energy derivative contracts primarily to hedge the sale of generated power. The company endeavors to link forward electricity sale derivatives to specific periods in which it expects to generate electricity for sale. All energy derivative contracts are recorded at an amount equal to fair value and are reflected in the company's consolidated financial statements. The company has financial contracts outstanding on 246,375,000 MMBtu's (2020 – 121,468,000 MMBtu's) of natural gas as part of its electricity sale price risk mitigation strategy.

Other Information Regarding Derivative Financial Instruments

The following table classifies derivatives elected for hedge accounting during the years ended December 31, 2021 and 2020 as either cash flow hedges or net investment hedges. Changes in the fair value of the effective portion of the hedge are recorded in either other comprehensive income or net income, depending on the hedge classification, whereas changes in the fair value of the ineffective portion of the hedge are recorded in net income:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021			2020		
	Notional	Effective Portion	Ineffective Portion	Notional	Effective Portion	Ineffective Portion
Cash flow hedges ¹	\$ 43,776	\$ 582	\$ 24	\$ 39,128	\$ (479)	\$ 10
Net investment hedges.....	43,997	407	(14)	17,788	182	10
	<u>\$ 87,773</u>	<u>\$ 989</u>	<u>\$ 10</u>	<u>\$ 56,916</u>	<u>\$ (297)</u>	<u>\$ 20</u>

1. Notional amount does not include 17,753 GWh, 93,623 MMBtu – 000's and 1,152 bbls – millions of commodity derivatives at December 31, 2021 (2020 – 13,950 GWh, 82,663 MMBtu – 000's and 1,302 bbls – millions).

The following table presents the change in fair values of the company's derivative positions during the years ended December 31, 2021 and 2020, for derivatives that are fair valued through profit or loss, and derivatives that qualify for hedge accounting:

(MILLIONS)	Unrealized Gains During 2021	Unrealized Losses During 2021	Net Change During 2021	Net Change During 2020
Foreign exchange derivatives	\$ 191	\$ (244)	\$ (53)	\$ (41)
Interest rate derivatives	332	(149)	183	(227)
Equity derivatives	788	(31)	757	850
Commodity derivatives	44	(227)	(183)	(42)
	<u>\$ 1,355</u>	<u>\$ (651)</u>	<u>\$ 704</u>	<u>\$ 540</u>

The following table presents the notional amounts underlying the company's derivative instruments by term to maturity as at December 31, 2021 and 2020, for derivatives that are classified as fair value through profit or loss, and derivatives that qualify for hedge accounting:

AS AT DEC. 31 (MILLIONS)	2021			Total Notional Amount	2020
	<1 Year	1 to 5 Years	>5 Years		Total Notional Amount
Fair value through profit or loss					
Foreign exchange derivatives	\$ 8,836	\$ 1,829	\$ 268	\$ 10,933	\$ 12,178
Interest rate derivatives	9,409	10,012	240	19,661	27,080
Equity derivatives	3,334	1,019	—	4,353	2,081
Commodity instruments					
Energy (GWh)	2,335	12,602	2,466	17,403	13,613
Natural gas (MMBtu – 000's)	134,298	18,455	—	152,753	38,805
Elected for hedge accounting					
Foreign exchange derivatives	\$ 16,494	\$ 34,763	\$ 893	\$ 52,150	\$ 27,106
Interest rate derivatives	11,494	22,846	1,898	36,238	34,032
Equity derivatives	95	—	—	95	—
Commodity instruments					
Energy (GWh)	6,165	7,780	3,809	17,754	13,950
Natural gas (MMBtu – 000's)	<u>58,741</u>	<u>34,882</u>	<u>—</u>	<u>93,623</u>	<u>82,664</u>

26. MANAGEMENT OF RISKS ARISING FROM HOLDING FINANCIAL INSTRUMENTS

The company is exposed to the following risks as a result of holding financial instruments: market risk (i.e., interest rate risk, currency exchange risk and other price risk that impact the fair value of financial instruments), credit risk and liquidity risk. The following is a description of these risks and how they are managed:

a) Market Risk

Market risk is defined for these purposes as the risk that the fair value or future cash flows of a financial instrument held by the company will fluctuate because of changes in market prices. Market risk includes the risk of changes in interest rates, currency exchange rates and changes in market prices due to factors other than interest rates or currency exchange rates, such as changes in equity prices, commodity prices or credit spreads.

The company manages market risk from foreign currency assets and liabilities and the impact of changes in currency exchange rates and interest rates by funding assets with financial liabilities in the same currency and with similar interest rate characteristics, and by holding financial contracts such as interest rate and foreign exchange derivatives to minimize residual exposures.

Financial instruments held by the company that are subject to market risk include other financial assets, borrowings and derivative instruments such as interest rate, currency, equity and commodity contracts.

i. Interest Rate Risk

The observable impacts on the fair values and future cash flows of financial instruments that can be directly attributable to interest rate risk include changes in the net income from financial instruments whose cash flows are determined with reference to floating interest rates and changes in the value of financial instruments whose cash flows are fixed in nature.

The company's assets largely consist of long-duration interest-sensitive physical assets. Accordingly, the company's financial liabilities consist primarily of long-term fixed-rate debt or floating-rate debt that has been swapped with interest rate derivatives. These financial liabilities are, with few exceptions, recorded at their amortized cost. The company also holds interest rate caps to limit its exposure to increases in interest rates on floating rate debt that has not been swapped, and holds interest rate contracts to lock in fixed rates on anticipated future debt issuances and as an economic hedge against the changes in value of long duration interest sensitive physical assets that have not been otherwise matched with fixed rate debt.

The result of a 50 basis-point increase in interest rates on the company's net floating rate financial assets and liabilities would have resulted in a corresponding decrease in net income before tax of \$283 million (2020 – \$156 million) on a current basis.

Changes in the value of fair value through profit or loss interest rate contracts are recorded in net income and changes in the value of contracts that are elected for hedge accounting are recorded in other comprehensive income. The impact of a 50 basis-point parallel increase in the yield curve on the aforementioned financial instruments is estimated to result in a corresponding increase in net income before tax of \$101 million (2020 – \$137 million) and an increase in other comprehensive income of \$318 million (2020 – \$363 million), for the years ended December 31, 2021 and 2020, respectively.

ii. Currency Exchange Rate Risk

Changes in currency rates will impact the carrying value of financial instruments denominated in currencies other than the U.S. dollar.

The company holds financial instruments with net unmatched exposures in several currencies, changes in the translated value of which are recorded in net income. The impact of a 1% increase in the U.S. dollar against these currencies would have resulted in a \$109 million (2020 – \$117 million) increase in the value of these positions on a combined basis. The impact on cash flows from financial instruments would be insignificant. The company holds financial instruments to limit its exposure to the impact of foreign currencies on its net investments in foreign operations whose functional and reporting currencies are other than the U.S. dollar. A 1% increase in the U.S. dollar would increase the value of these hedging instruments by \$509 million (2020 – \$235 million) as at December 31, 2021, which would be recorded in other comprehensive income and offset by changes in the U.S. dollar carrying value of the net investment being hedged.

iii. Other Price Risk

Other price risk is the risk of variability in fair value due to movements in equity prices or other market prices such as commodity prices and credit spreads.

Financial instruments held by the company that are exposed to equity price risk include equity securities and equity derivatives. A 5% decrease in the market price of equity securities and equity derivatives held by the company, excluding equity derivatives that hedge compensation arrangements, would have decreased net income by \$303 million (2020 – \$186 million) and decreased other comprehensive income by \$122 million (2020 – \$161 million), prior to taxes. The company's liability in respect of equity compensation arrangements is subject to variability based on changes in the company's underlying common share price. The company holds equity derivatives to hedge almost all of the variability. A 5% change in the common equity price of the company in respect of compensation agreements would increase the compensation liability and compensation expense by \$98 million (2020 – \$69 million). This increase would be offset by a \$116 million (2020 – \$78 million) change in value of the associated equity derivatives of which \$98 million (2020 – \$69 million) would offset the above-mentioned increase in compensation expense and the remaining \$18 million (2020 – \$9 million) would be recorded in net income.

The company sells power and generation capacity under long-term agreements and financial contracts to stabilize future revenues. Certain of the contracts are considered financial instruments and are recorded at fair value in the consolidated financial statements, with changes in value being recorded in either net income or other comprehensive income as applicable. A 5% increase in energy prices would have decreased net income for the year ended December 31, 2021 by approximately \$49 million (2020 – \$16 million) and decreased other comprehensive income by \$27 million (2020 – \$19 million), prior to taxes. The corresponding increase in the value of the revenue or capacity being contracted, however, is not recorded in net income until subsequent periods.

b) Credit Risk

Credit risk is the risk of loss due to the failure of a borrower or counterparty to fulfill its contractual obligations. The company's exposure to credit risk in respect of financial instruments relates primarily to counterparty obligations regarding derivative contracts, loans receivable and credit investments such as bonds and preferred shares.

The company assesses the creditworthiness of each counterparty before entering into contracts with a view to ensuring that counterparties meet minimum credit quality requirements. Management evaluates and monitors counterparty credit risk for derivative financial instruments and endeavors to minimize counterparty credit risk through diversification, collateral arrangements, and other credit risk mitigation techniques. The credit risk of derivative financial instruments is generally limited to the positive fair value of the instruments, which, in general, tends to be a relatively small proportion of the notional value. Substantially all of the company's derivative financial instruments involve either counterparties that are banks or other financial institutions in North America, the U.K. and Australia, or arrangements that have embedded credit risk mitigation features. The company does not expect to incur credit losses in respect of any of these counterparties. The maximum exposure in respect of loans receivable and credit investments is equal to the carrying value.

c) Liquidity Risk

Liquidity risk is the risk that the company cannot meet a demand for cash or fund an obligation as it comes due. Liquidity risk also includes the risk of not being able to liquidate assets in a timely manner at a reasonable price.

To help ensure the company is able to react to contingencies and investment opportunities quickly, the company maintains sources of liquidity at the corporate and subsidiary levels. The primary source of liquidity consists of cash and other financial assets, net of deposits and other associated liabilities, and undrawn committed credit facilities.

The company is subject to the risks associated with debt financing, including the ability to refinance indebtedness at maturity. The company believes these risks are mitigated through the use of long-term debt secured by high quality assets, maintaining debt levels that are in management's opinion relatively conservative, and by diversifying maturities over an extended period of time. The company also seeks to include in its agreements terms that protect the company from liquidity issues of counterparties that might otherwise impact the company's liquidity.

The following tables present the contractual maturities of the company's financial liabilities at December 31, 2021 and 2020.

AS AT DEC. 31, 2021 (MILLIONS)	Payments Due by Period				
	<1 Year	1 to 3 Years	4 to 5 Years	After 5 Years	Total
Principal repayments					
Corporate borrowings ¹	\$ —	\$ 1,138	\$ 2,566	\$ 7,171	\$ 10,875
Non-recourse borrowings of managed entities.....	31,683	45,186	41,918	46,270	165,057
Subsidiary equity obligations	546	1,563	544	1,655	4,308
Interest expense²					
Corporate borrowings	420	802	659	3,652	5,533
Non-recourse borrowings	5,918	10,130	6,832	11,958	34,838
Subsidiary equity obligations	162	300	228	33	723
Lease Obligations ³	1,156	2,389	1,615	13,550	18,710

1. Payments due in the 4 to 5 year period include \$912 million of commercial paper and credit facility draws outstanding as at December 31, 2021.
2. Represents the aggregated interest expense expected to be paid over the term of the obligations. Variable interest rate payments have been calculated based on current rates.
3. The lease obligations as disclosed in the table above include leases that are classified as finance leases, short-term leases, low-value leases and variable lease payments not based on an index or rate, which are immaterial.

AS AT DEC. 31, 2020 (MILLIONS)	Payments Due by Period				
	<1 Year	1 to 3 Years	4 to 5 Years	After 5 Years	Total
Principal repayments					
Corporate borrowings.....	\$ —	\$ 467	\$ 1,630	\$ 6,980	\$ 9,077
Non-recourse borrowings of managed entities.....	21,108	29,399	40,049	48,768	139,324
Subsidiary equity obligations	799	1,147	800	953	3,699
Interest expense¹					
Corporate borrowings	405	793	659	3,593	5,450
Non-recourse borrowings	5,145	8,788	6,310	8,313	28,556
Subsidiary equity obligations	147	213	171	44	575
Lease obligations ²	815	1,682	1,123	11,755	15,375

1. Represents the aggregated interest expense expected to be paid over the term of the obligations. Variable interest rate payments have been calculated based on current rates.
2. The lease obligations as disclosed in the table above include leases that are classified as finance leases, short-term leases, low-value leases and variable lease payments not based on an index or rate, which are immaterial.

27. RELATED PARTY TRANSACTIONS

a) Related Parties

Related parties include subsidiaries, associates, joint ventures, key management personnel, the Board of Directors (“Directors”), immediate family members of key management personnel and Directors and entities which are directly or indirectly controlled by, jointly controlled by or significantly influenced by key management personnel, Directors or their close family members.

b) Key Management Personnel and Directors

Key management personnel are those individuals who have the authority and responsibility for planning, directing and controlling the company’s activities, directly or indirectly, and consist of the company’s Senior Executives. The company’s Directors do not plan, direct or control the activities of the company directly; they provide oversight over the business.

The remuneration of key management personnel and Directors of the company during the years ended December 31, 2021 and 2020 was as follows:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021	2020
Salaries, incentives and short-term benefits	\$ 16	\$ 14
Share-based payments	56	81
	<u>\$ 72</u>	<u>\$ 95</u>

The remuneration of key management personnel and Directors is determined by the Management Resources and Compensation Committee of the Board of Directors having regard to the performance of individuals and market funds.

c) Related Party Transactions

In the normal course of operations, the company executes transactions on market terms with related parties that have been measured at exchange value and are recognized in the consolidated financial statements, including, but not limited to: base management fees, performance fees and incentive distributions; loans, interest and non-interest bearing deposits; power purchase and sale agreements; capital commitments to private funds; the acquisition and disposition of assets and businesses; derivative contracts; and the construction and development of assets. Transactions and balances between consolidated entities are fully eliminated upon consolidation. However, transactions and balances between the company and equity accounted investments do not eliminate.

The following table lists the related party balances included within the consolidated financial statements for the years ended December 31, 2021 and 2020:

FOR THE YEARS ENDED DEC. 31 (MILLIONS)	2021	2020
Management fees received	<u>\$ 24</u>	<u>\$ 31</u>

The company provided BAMR an equity commitment in the amount of \$2 billion to fund future growth, which BAMR may draw on from time to time. As of December 31, 2021, there was no amount drawn under this equity commitment.

During the year, subsidiaries of BAMR purchased investments of \$0.9 billion from the company.

Throughout 2021, under a deposit arrangement on arms’ length terms, wholly owned subsidiaries of the company provided working capital to BAMR. During the year, BAMR drew down under this arrangement approximately \$742 million of cash to temporarily fund new reinsurance and pension risk transfer transactions, as well as various other investments.

28. OTHER INFORMATION

a) Guarantees and Contingencies

In the normal course of business, the company enters into contractual obligations which include commitments to provide bridge financing, letters of credit, guarantees and reinsurance obligations. As at December 31, 2021, the company had \$3.7 billion (2020 – \$4.1 billion) of such commitments outstanding.

In addition, the company executes agreements that provide for indemnifications and guarantees to third parties in transactions or dealings such as business dispositions, business acquisitions, sales of assets, provision of services, securitization agreements and underwriting and agency agreements. The company has also agreed to indemnify its directors and certain of its officers and employees. The nature of substantially all of the indemnification undertakings prevents the company from making a reasonable estimate of the maximum potential amount the company could be required to pay third parties, as in most cases, the agreements do not specify a maximum amount, and the amounts are dependent upon the outcome of future contingent events, the nature and likelihood of which cannot be determined at this time. Neither the company nor its consolidated subsidiaries have made significant payments in the past nor do they expect at this time to make any significant payments under such indemnification agreements in the future.

The company periodically enters into joint ventures, consortium or other arrangements that have contingent liquidity rights in favor of the company or its counterparties. These include buy sell arrangements, registration rights and other customary arrangements that generally have embedded protective terms that mitigate the risk to us. The amount, timing and likelihood of any payments by the company under these arrangements is, in most cases, dependent on either further contingent events or circumstances applicable to the counterparty and therefore cannot be determined at this time.

The company is contingently liable with respect to litigation and claims that arise in the normal course of business. It is not reasonably possible that any of the ongoing litigation as at December 31, 2021 could result in a material settlement liability.

The company has insurance for damage and business interruption costs sustained as a result of an act of terrorism. The amount of coverage is reviewed on an individual basis and can range up to \$4 billion. However, a terrorist act could have a material effect on the company's assets to the extent damages exceed coverage.

The company, through its subsidiaries within the residential properties operations, is contingently liable for obligations of its associates in its land development joint ventures. In each case, all of the assets of the joint venture are available first for the purpose of satisfying these obligations, with the balance shared among the participants in accordance with predetermined joint venture arrangements.

As discussed in Note 19 Subsidiary Equity Obligations, in 2014, BPY issued \$1.8 billion of exchangeable preferred equity units in three \$600 million tranches redeemable in 2021, 2024 and 2026, respectively. The preferred equity units were originally exchangeable into equity units of BPY at \$25.70 per unit, at the option of the holder, at any time up to and including the maturity date. Following the BPY privatization, the preferred equity units became exchangeable into cash equal to the value of the consideration that would have been received upon the BPY privatization (a combination of cash, BAM shares and New LP Preferred Units), based on the value of that consideration on the date of exchange. BPY also has the option of delivering the actual consideration (a combination of cash, BAM shares and New LP Preferred Units). Following the BPY privatization, we have agreed with the holder to grant the company the right to purchase all or any portion of the preferred equity units of the holder at maturity, and to grant the holder the right to sell all or any portion of the preferred equity units of the holder at maturity, in each case at a price equal to the issue price for such preferred equity units plus accrued and unpaid distributions. On December 30, 2021, the company acquired the tranche redeemable in 2021 from the holder and exchanged such units for Redemption-Exchange Units. The preferred equity units were subsequently cancelled.

b) Supplemental Cash Flow Information

During the year, the company capitalized \$387 million (2020 – \$310 million) of interest primarily to investment properties and residential inventory under development.