

Guide to typical Total Fund Deposit amounts per hectare

The Total Fund Deposit amount at a BSA site is calculated for the management action required and planned at that particular site. TFDs between sites can vary substantially depending on a range of factors including the initial condition of vegetation at a site and the threats faced at the site.

Analysis of existing data shows there is a strong relationship between TFD per hectare and BSA size, with smaller sites having much higher costs per hectare than larger sites. The analysis also shows that sites in Greater Sydney are, on average, more expensive per hectare to manage than sites outside of that area. This is not surprising as small sites, especially those close to the peri-urban interface often face substantial threats, have poor starting condition and require substantial actions to improve their condition.

Table 1 shows the average and typical range of TFDs for different size category BSAs in the Sydney and Non-Sydney regions. There is substantial variation around the average so it is important when assessing the suitability of a site to consider the site-specific factors when considering what an appropriate TFD amount might be.

Table 1. Average Total Fund Deposit per hectare and typical range for existing BSA sites in the Greater Sydney and Non-Sydney Regions. Values as of May 2025.

BSA Size Category							
Geographic Region		<30 ha	30-50ha	50-100ha	100-200ha	200-500ha	500+ha
Greater Sydney	Average	\$119,600	\$80,300	\$42,600	\$30,200	N/A	N/A
	Typical range	\$63-196k	\$41-139k	\$17-61k	\$14-38k		
Non-Sydney	Average	\$46,000	\$21,700	\$14,900	\$10,400	\$6,600	\$3,500
	Typical range	\$25-78k	\$10-36k	\$6-26k	\$4-21k	\$3-16k	\$2-6k

The values in Table 1 are calculated from 348 existing BSA sites established between 2010 and 2025. The TFD values at each site were adjusted to account for inflation, changes in the discount rate and the additional requirements of Ecological Monitoring that were introduced in 2021. These values reflect likely values for those sites under the current discount rate (3.2%) which applies from August 2022.