

IPART review. Submission from [REDACTED]

**Re: Fixed Price Offer.**

**7 October 2024. Time Taken 16 + hours.**

My submission forms a series of questions really, because I don't know and can't find the answers!

**Fixed Price Offer - My Experience after two Fixed Price Offer Submissions – the latest being 2024**

**Fixed Price Offer: 2020**

**Reference: Fixed Price Offers, BCT landholder guide, March 2020**

**June 2020:** I submitted an EOI for a Fixed Price Offer from the BCT.

**September 2020:** My application progressed further "My EOI was prioritised for a site assessment" conducted on 10 Sept 2020 by a BCT assessor.

**September – November 2020:** A final Draft Management Plan and Application form was issued [REDACTED].

**December 2020:** After much consideration and discussion with accountants, the discussed "in-perpetuity" rate of \$1,660.36 pa, was not enough for the management actions, let alone provide any support for myself as a landholder to conserve biodiversity.

**Fixed Price Offer: 2023 – 2024**

**Reference:** Fixed Price Offers, BCT landholder guide, 2024

**January 2024:** I submitted an EOI for a Fixed Price Offer from the BCT.

**29 April 2024:** I received a call from [REDACTED] BCT Regional Office [REDACTED] (5.20 pm). He let me know that my application was unsuccessful. He said that they had 49 Applications, that unless I could add more land to the parcel, it wouldn't be attractive/successful. I explained that I had the minimum number of Ha. He said larger properties more successful in a way. He said it needs to be a threatened community, but not listed on maps as such! But on the ground it is – as confirmed by previous BCT inspection. Competitive round, limited amount of money. No properties in Albury were successful. He suggested I roll the EOI over to those being assessed in March 2025, which I agreed to.

I wanted to know how many fixed price offers were successful, that I wanted to know which regions they went to?

The land is a threatened ecological community as assessed by the BCT assessor from the Regional Office in 2020! What map are they looking at?

My Mum was in hospital in Wagga and I was with her, so took down as many details as I could on the phone, but I was unable to access emails until I returned home.

**29 April 2024:** I received an email from BCT at 7.21 pm to say that the ***BCT will consider my EOI for site assessment once the EOI period has closed?***

Was my EOI even considered as I'd been told only two hours before that my EOI was unsuccessful?

Who decided no it didn't meet the BVS? Is it State BCT office or Regional Office?

Is there any fairness assessment at the EOI Level? What about a Probity Advisor at EOI level?

Thank you for submitting your Expression of Interest (EOI) to the Biodiversity Conserv...



[Redacted] on behalf of [Redacted]  
To [Redacted]

Reply Reply All Forward ...

Mon 29/04/2024 7:21 PM

Thank you for submitting your Expression of Interest (EOI) to the Biodiversity Conservation Trust (BCT) for a site assessment under the Conservation Management Program.

The BCT will consider your EOI for site assessment after the EOI period has closed and will be in touch then to advise if your site has been prioritised for site assessment.

Regards,

NSW Biodiversity Conservation Trust

**2 May 2024:** I requested a written response with regard to my application for the Fixed price offer.

**5 May 2024:** Received the following email, confusingly to a [Redacted]? Is this a response to someone else, or a cut a paste? Not very respectful.

BTC Fixed Price Offer - round 8



To [Redacted]  
Cc [Redacted]

Reply Reply All Forward ...

Sun 5/05/2024 12:41 PM

You forwarded this message on 7/05/2024 9:09 AM.

Dear [Redacted]

Thank you for your expression of interest for the Biodiversity Conservation Trust's Fixed Price Offer round 8.

As you are aware, this round was very popular and the BCT had to prioritise site assessments. Unfortunately we were unable to accommodate your expression of interest in this round.

The high level of interest and the size and location of your proposed conservation area compared to other EOIs were the key reasons your property did not make the assessment round.

We acknowledge your property also has high conservation values and want to stress the highly competitive nature of this round.

Please consider applying for the next round of Fixed Price Offer closing March 2025 - we will roll over your application if you reply to this email with your request to enter round 9.

Get in touch with [Redacted] directly if you have further questions.

We appreciate this may be disappointing news and would encourage you to continue pursuing conservation support options for your property.

Kind Regards,

[Redacted]

## **Why was my EOI prioritised and offered an Agreement and Application in 2020, but not in 2023?**

My land is eligible with the Minimum size of 50Ha?

The Biodiversity Value Score considers Area – So if the area nominated in the EOI is essential in measuring this, why isn't this highlighted within the Eligibility section – perhaps .... Minimum size >50ha. ??? Indicating that the more land you have the better?

What is going to happen to the smaller blocks of land that aren't represented within the system?

Or does the BCT have their effectiveness judged on the number of EOI's received? This sounds more convincing to me. They need the EOI's to keep coming in, to validate their existence.

Where is the BCT's investment of \$45-\$50M per annum going?

Why does the BCT forward EOI's to the Regional offices for assessment. Do regions have a BCT budget? Do they have an LGA's budget? Why does Albury LGA have no land supported by the BCT.

The delay in providing any offers could lead to property sales and changed business plans that may destroy the environment.

### **Comment: Lack of Transparency**

**Reference:** The Biodiversity Conservation Trust Compliance Policy, that may as well be thrown out the window. Quoting integrity, compliance, credible assurance, fairness etc. is a joke

<https://www.bct.nsw.gov.au/sites/default/files/2019-08/Biodiversity%20Conservation%20Trust%20Compliance%20Policy.pdf>

### **Best Value for Money or the Assessment Metric is the real reason that my Fixed Price Offer was not accepted.**

No-one in the BCT has the guts to tell you the real reason, because they need to justify their positions.

My land was accepted & prioritised for a site assessment in 2020 when the per Ha price amounted to \$1,660 per annum.

The land hasn't changed, it is still the same, still a priority threatened ecological community, however the Albury LGA price p/ha has changed to \$377.45 p/ha – approximately \$27,000 per annum. So it is not Value for Money.

This means that the areas that will be prioritised for a Fixed Price Offer in round 8 and beyond, are the areas of the State that have the lowest Schedule of Fixed price Offers.

So we will end up with "Value for Money" sites being protected over others, no matter whether it is a threatened ecological community, wetland or whatever. We'll have "Value for Money" fixed rate offers in LGA's that have an intermediate fixed price schedule, that will cover a landholders costs to convert from grazing to non-grazing, plus a bit extra for the landholder.

The whole BCT system is really just supporting the employment of entrenched government staff who transfer from one government agency to another, with no idea of what real world life on the land is like as they enjoy their \$140K pay check.

**Just for your information** – I earn \$10K a year and buy most things from the tip shop. I wanted a tree-ed legacy for my children. I naively didn't realise the amount of money that a conservation block would take to manage. I have no support from other agencies or government departments. I have had to fight since 2016 to protect the conservation values, I've had to fight to remove vandals and trespassers, I've had to fight to gain vehicle access to my property, I've

had to fight Council and Local Land Services to remove feral pests. Aside from having the privilege of paying Crown Lands a licence fee of \$600 to use an existing trail for vehicle access, I have not won a single fight. It is unfair, unjust and wrong. The person who bid against me at auction wanted to put goats on the land, they will eventually win, the goats, deer, trespassers and vandals. The Box Gum Grassy Woodland will be obliterated and I will write to the State Government as say, well you had the opportunity to protect this land, but you didn't, because you couldn't see the value.

How can you ignore this species list that is still growing:

**Plant species found at [REDACTED] block -10/9/20**

[REDACTED]

*NB: this is the tip of the iceberg for diversity!! Many more species to be added over time.*

### **Indigenous local species**

<i>Acacia verniciflua</i>	Varnish Wattle
<i>Allocasuarina verticillata</i>	Drooping Sheoak
<i>Aristida ramosa</i>	Cane Wire-grass
<i>Arthropodium strictum</i>	Chocolate Lily
<i>Asplenium flabellifolium</i>	Necklace Fern
<i>Brachyloma daphnoides</i>	Daphne Heath
<i>Bulbine bulbosa</i>	Bulbine Lily
<i>Caladenia carnea s.l.</i>	Pink Fingers
<i>Caladenia gracilis</i>	Musky Caladenia
<i>Callitris glaucophylla</i>	White Cypress-pine
<i>Calytrix tetragona</i>	Common Fringe-myrtle
<i>Cheilanthes austrotenuifolia</i>	Green Rock-fern
<i>Corybas incurvus</i>	Slaty Helmet-orchid
<i>Crassula sieberiana ssp. tetramera</i>	Australian Stonecrop
<i>Daucus glochidiatus</i>	Austral Carrot
<i>Dianella revoluta s.l.</i>	Black-anther Flax-lily
<i>Dichelachne rara</i>	Common Plume-grass
<i>Diuris sulphurea</i>	Tiger Orchid
<i>Dodonaea viscosa ssp. angustissima</i>	Slender Hop-bush
<i>Drosera auriculata</i>	Tall Sundew

<i>Elymus scaber</i> var. <i>scaber</i>	Common Wheat-grass
<i>Eucalyptus albens</i>	White Box
<i>Eucalyptus blakelyi</i>	Blakely's Red-gum
<i>Eucalyptus goniocalyx</i> s.l.	Long leaved Box
<i>Eucalyptus macrorhyncha</i>	Red Stringybark
<i>Eucalyptus nortonii</i>	Silver Bundy
<i>Eucalyptus polyanthemos</i>	Red Box
<i>Geranium potentilloides</i>	Cinquefoil Cranesbill
<i>Glossodia major</i>	Wax-lip Orchid
<i>Glycine clandestina</i>	Twining Glycine
<i>Gonocarpus elatus</i>	Tall Raspwort
<i>Gonocarpus tetragynus</i>	Common Raspwort
<i>Grevillea alpina</i>	Cat's Claw Grevillea
<i>Hardenbergia violacea</i>	Purple Coral-pea
<i>Hibbertia obtusifolia</i>	Grey Guinea-flower
<i>Hibbertia riparia</i>	Erect Guinea-flower
<i>Hovea heterophylla</i>	Common Hovea
<i>Hydrocotyle hirta</i>	Hairy Pennywort
<i>Hydrocotyle laxiflora</i>	Stinking Pennywort
<i>Hypericum gramineum</i>	Small St John's Wort
<i>Indigofera australis</i>	Austral Indigo
<i>Lepidosperma laterale</i>	Variable Sword-sedge
<i>Leptospermum obovatum</i>	River Tea-tree
<i>Leucochrysum albicans</i> ssp. <i>albicans</i>	Hoary Sunray
<i>Leucopogon virgatus</i>	Common Beard-heath
<i>Lomandra filiformis</i>	Wattle Mat-rush
<i>Lomandra multiflora</i> ssp. <i>multiflora</i>	Many-flowered Mat-rush
<i>Luzula meridionalis</i> var. <i>densiflora</i>	Common Woodrush

<i>Microlaena stipoides var. stipoides</i>	Weeping Grass
<i>Microseris scapigera spp. agg.</i>	Yam Daisy
<i>Microtis spp.</i>	Onion Orchid
<i>Oxalis perennans</i>	Grassland Wood-sorrel
<i>Pauridia vaginata</i>	Yellow Star
<i>Pterostylis nutans</i>	Nodding Greenhood
<i>Pterostylis pedunculata</i>	Maroonhood
<i>Pterostylis spp.</i>	Greenhood
<i>Ranunculus lappaceus</i>	Australian Buttercup
<i>Rytidosperma spp.</i>	Wallaby Grass
<i>Schoenus apogon</i>	Common Bog-sedge
<i>Senecio hispidulus</i>	Rough Fireweed
<i>Senecio quadridentatus</i>	Cotton Fireweed
<i>Stellaria pungens</i>	Prickly Starwort
<i>Thelymitra spp.</i>	Sun Orchid
<i>Themeda triandra</i>	Kangaroo Grass
<i>Wahlenbergia gracilentia s.l.</i>	Annual Bluebell
<i>Wurmbea dioica</i>	Common Early Nancy
<i>Xerochrysum viscosum</i>	Sticky Everlasting

**Comment:**

**BCT looking after Government projects and staffing**

**BCT ignoring strategic goals outlined in Business Plan and Investment Strategy**

**The BCT is open and transparent to the BCT only, no other stakeholders are invited, nor involved.**

Examples:

**Sourcing native seed for BCT projects?**

Where is the BCT policy on procurement of native seed?

Why wasn't there a tender for the supply of native seed? Greening Australia have the Federal Government list of seed suppliers, why weren't they all approached?

Murray Seed Services have limited if any "native forb seed", so why have they been chosen?

Why is a government department selling native seed and services to another government department?

Who is setting the pricing?

Where is the transparency?

Source: <https://www.bct.nsw.gov.au/sites/default/files/2022-12/restoring-murray-woodlands-biodiversity-and-carbon-conservation-tender-landholder-guide.pdf>

## **NSW Biodiversity Conservation Trust** Restoring Murray Woodlands Biodiversity and Carbon Conservation Tender

The NSW Biodiversity Conservation Trust will fund the establishment of environmental plantings in the carbon project area and provide in-perpetuity maintenance payments beyond the carbon crediting period. Landholders will be responsible for any management costs of the environmental plantings during the crediting period. Both the areas of remnant vegetation and carbon planting areas will be secured under an in-perpetuity conservation agreement.

Further to opportunities for landscape restoration and regeneration under the Clean Energy Regulator's ERF, the NSW Biodiversity Conservation Trust is collaborating with Murray Seed Services and Telstra.

Murray Seed Services will provide revegetation advice, native seed and tube stock and undertaking the initial carbon plantings.

Telstra may offer long term contracts to successful landholders to purchase ACCUs generated over the life of their carbon project.

This *NSW Biodiversity Conservation Trust Landholder Guide* is a detailed guide to this biodiversity and carbon tender.

Interested parties are encouraged to attend a NSW Biodiversity Conservation Trust information session, or view a recording of such a session. Registration for information sessions, or recordings, are available on the NSW Biodiversity Conservation Trust website at [www.bct.nsw.gov.au](http://www.bct.nsw.gov.au)

The NSW Biodiversity Conservation Trust looks forward to working with landholders in the Murray region on this exciting approach to landscape restoration and protection.

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### **Comment: Lack of transparency**

#### **Reference:**

**BCT Business Plan 2021-22 to 2024-25.** [https://www.bct.nsw.gov.au/sites/default/files/2021-09/BCT\\_Business%20plan\\_spread%20for%20digital.pdf](https://www.bct.nsw.gov.au/sites/default/files/2021-09/BCT_Business%20plan_spread%20for%20digital.pdf)

**Biodiversity Conservation Investment Strategy 2018** <https://www.environment.nsw.gov.au/-/media/OEH/Corporate-Site/Documents/Animals-and-plants/Conservation-management-notes/biodiversity-conservation-investment-strategy-2018-180080.pdf>

**Fixed Rate Offers aren't itemised separately within the BCT Business plan or BCT Investment Strategy, but rather bundled up under conservation agreements – presumably?**

How much money is in the BCT fixed price bucket each year?

How many fixed price projects have been adopted?

Are fixed price offers listed under Conservation Agreements, or another section? Or do I need to hire a consultant to find this out?

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### **Comment:**

**BCT Inaccuracies**

**BCT Public Register was incorrect.**

Until recently, when I advised the BCT of the error, Albury City LGA was listed as having a funded Conservation Agreement! There are no BCT agreements in Albury City LGA. How many other errors are there?

bct.nsw.gov.au/agreements?combine=albury



Home About us ▾ Private land conservation ▾ Our work ▾ Get involved ▾ Resource

Agreement Type  
- Any - ▾

BCT Region  
- Any - ▾

LGA  
- Any - ▾

Term  
- Any - ▾

Date Registered on Title  
mm/dd/yyyy

Funding status  
- Any - ▾

Sort by  
Content Updated Date ▾

**Apply** **Reset**

### Search results for 'albury'

Displaying 1 - 1 of 1

**NORTHERN INLAND**

24 Jun 2024

## CA0742

Albury City Council

**Conservation Agreement** **Funded**

[Read more](#)

**Comment:**

**BCT looking after Government projects and staffing**

**BCT ignoring strategic goals outlined in Business Plan and Investment Strategy**

**The BCT exists to maintain the well-paid roles of its staff and to continue that arrangement for as long as possible, to the detriment of securing threatened ecological communities in perpetuity, as is its strategic goal.**

Source BCT Business Plan 2021-22 to 2024-25, See P. 8. [https://www.bct.nsw.gov.au/sites/default/files/2021-09/BCT\\_Business%20plan\\_spread%20for%20digital.pdf](https://www.bct.nsw.gov.au/sites/default/files/2021-09/BCT_Business%20plan_spread%20for%20digital.pdf)

**\$1.54 million of BCT funding is going into the Private Land Conservation Matters program with NSW Landcare. Does this include staff time?** Source <https://landcarensw.org.au/private-land-conservation-really-does-matter/>

Examples:

