1. Under the South East Queensland Regional Plan 2005-2026, infill and redevelopment in existing urban areas and residential development in existing rural areas is encouraged as efficient land use planning to manage this population growth.
2. This development is leading to increased population densities, at times in areas where existing industry operations are located. The environmental impacts of many of these industries are primarily managed through licensing environmentally relevant activities under the *Environmental Protection Act 1994* and establishing emissions standards (for example air and noise) as licensing conditions. Nuisance laws in the *Environmental Protection Regulation 1998* apply to industries and major commercial developments that are not licensed environmentally relevant activities.
3. There is a mixed-use development proposal over the Milton railway which includes a ten-storey commercial tower over the rail station and a thirty-storey tower comprising a hotel and residential units (incorporating affordable housing) on Railway Terrace.
4. The Milton Brewery is located to the north of the proposed development, immediately opposite the railway station.
5. The Brewery has been operating since the 1870s and is of heritage significance. Part of the site is listed in the Brisbane City Council Heritage Register, including the 1940s and 1950s masonry buildings, the 1919 flywheel and the XXXX and Mr Fourex signs (which are illuminated each night).
6. The proposed legislation will ensure the Milton Brewery remains an operating brewery. It will provide targeted protection from noise complaints that may result from urban encroachment and intensification of the area.
7. Cabinet approved the preparation of the *Urban Encroachment Planning (Milton Brewery) Bill 2008.*
8. *Attachments*

* Nil.