

1896 July 24th

Directors' Meeting held No.7 Bund Yokohama at 3.30 p.m. on Friday
the 24th July 1896

Present: Messrs James Dodds, Chairman, H. Baehr, W. Gordon
and J.D. Hutchison.

The Minutes of the previous Meeting of 29th June were read and, with the addition that Mr. Von Mann had said a second cooling pan would also be necessary, confirmed.

➤ Rohde's Telegram, Estimating the Cost to Enlarge Brewery

The Chairman read the letter which had been written on 3rd July to Mr. Heckert and also those to Carl Rohde & Co of the 3rd and 9th. He referred to the telegram sent to Mr. Rohde in Hamburg and read the telegraphic reply received. This latter he said did not make matters clear as it was not evident how the addition to the Brew-House should cost 17,000 marks unless it included the cost of increased Steam Power which would make the total 52,000 marks. At present both the existing boilers were in Work. He remarked that although the estimates were dated the 11th of May and letters had since been received up to 19th June not a word had been heard from Mr. Heckert.

After discussion it was resolved to telegraph to Hamburg to the effect that nothing could be done in the absence of written details and also to write Mr. Heckert in stronger terms than before, telling him that had he sent details along with the estimates the Directors would have been able to act and that all the delay is due to his failure to do so. He had been asked to give his views before leaving for home and he had promised to do so but he had never given

them.

The chairman reported that all was going on well at the Brewery. The artesian boring had reached a depth of about 675 feet but water had not yet been struck.

The Meeting then closed at 4 P.M.

James Dodds

Chairman

Copy of Letter to Mr.Herrmann Heckert

Yokohama 3rd July 1896

Herrmann Heckert Esq.

Nuremberg

Dear Sir,

The Directors of the Company desire me to write you acknowledging receipt, through Messrs Carl Rohde & Co, of the estimates made by the Germania Factory at Chemnitz the extension of the Brewery Plant. Every consideration has been given to all three estimates, especially to that marked No. III, which you particularly recommend, but regret is felt that they were not accompanied by detailed descriptions from yourself which would have been of great assistance in enabling the Directors to come to a conclusion; more especially as a very heavy expenditure is involved not only in the first purchase but also in the erection, and expense of alteration of buildings and local additions to the Brewery.

A meeting was held at the Brewery two days ago at which Dodds, Baehr,

Diack and Von Mann were present when the following difficulties were met with:-

- I. The foundations of the Brew-House are not sufficient and if the necessary building is undertaken to provide them brewing would be stopped for 6 weeks.
- II. No information regarding boiler-power to take the place of present furnace for boiling the beer, or as to position in which such boiler should be placed.
- III. No information as to what is proposed in the way of increasing the Fermentation-Room where already the space is inadequate and would not be nearly enough if the proposed increase in brewing is carried out.

Had these items of information accompanied the estimates the Directors would have been in a position at once to telegraph instructions to Mr. Rohde as to the purchase of the plant but under the circumstances they have no alternative but to wire for details as per copy of telegram enclosed herewith which no doubt Mr. Rohde will communicate to you.

Mr. Diack has been taken into consultation and the following are his recommendations:-

- I. Build new Brew-House to South of present one, which when fitted with new plant would commence brewing operations at once on being connected with the present machinery and leave the old Brew-House available for additional engine space, should such be required in the future.
- II. Lay foundations and erect new Steam-Boiler in your ante-office between present Boiler-Room and the street.
- III. Open the roof above the new Boiler-Room and build additional Malt-Room over the new Brew-House to regain space thus lost.
- IV. Extend the Fermentation-Room to the southward sufficiently to

accommodate 20 more Vats.

The Directors would have been glad had you been here to advise on all these details but they hope that the information to be received in reply to today's telegram may clear up the points as to which they are at present in doubt enable them to determine whether it is necessary to await full plans and specifications from you before beginning work. As regards the new boiler they feel particularly in the dark, not having any knowledge as to size or power or anything else.

I am, Dear Sir,

Yours faithfully,

(Signed) Jas: Stewart

Secretary

Copy of Telegram referred to in above letter

4 July 1896

Before accepting No 3 We require more particulars for if it is necessary to take more steam power where do you wish new boiler required they cannot construct foundation present brew-house without stopping two months we propose new brew house south present house.

Reply to above Telegram

Hamburg 20 July 1896 Received 24 July 1896 It is not necessary to make more steam power at the present time we approve the proposal (one word unintelligible) new brew-house it does increase the cost of ----- by ----- Estimate No.III dated 4/5/96 additional machinery marks 17,000 Mr. Heckert is at Hamburg and awaits prompt definite decision.