

Devoted to the Upbuilding of Vass and Its Surrounding Country

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VASS, N. C., FRIDAY, DECEMBER 17, 1920

PRICE FIVE CENTS

New Development That Means Much To Our Section

What is probably the biggest enterprise ever attempted at once in the county, and what promises to lead to one of the biggest things ever undertaken in the State, started last Friday afternoon when the stockholders of Knollwood at their meeting at Pinehurst decided to begin operation on the half million dollar job that the architects have planned, and which will grow into millions in the next few years.

James Barber was elected president of the corporation for next year, Lenord Tufts vice-president and general manager for a period of five years, and A. S. Newcomb, secretary and treasurer. The stockholders were made directors. Those are James Barber, of the Barber Steamship Co., an institution that is said to have steamers sailing into every part of the globe worth visiting, Leonard Tufts of Pinehurst, J. W. Gorrigan of New York, H. B. Swoope of New York and Pennsylvania, coal-operator of means and ability, H. H. Rackham, the attorney who incorporated the Ford Motor Co., L. M. Boomer, representing the Waldorf-Astoria Hotel of New York, H. A. Page, Jr., A. S. Newcomb, S. B. Richardson, T. A. Kelly and J. Talbot Johnson, a bunch of Moore county men who were the fathers of the proposition.

The Knollwood company during the summer bought from H. A. Page, Jr., some 5,200 acres of land connecting Southern Pines with Pinehurst. At the meeting Friday it was agreed that the acreage immediately west of the Seaboard Air Line railroad should be the site of the first development, and that it should take the course of a winter resort creation, to be on the most modern lines, and for this purpose about a quarter of a million was appropriated, to be followed by more as fast as it is called for by the work of contractors. Already the first of a system of avenues has been built to connect Pinehurst and Southern Pines and the road system will be one of the jobs tackled at once, and carried out on an elaborate scale. Donald Ross was notified at the meeting to begin work this week on No. 1 golf course, which he has already surveyed and located, and which is to be an eighteen-hole course, and the best that money can make. He says he will have it ready for use when the season opens next fall. After No. 1 course is complete he will proceed directly to the No. 2 course. These courses are located on the west side of McDeed's creek one on either side on the road that connects Pinehurst and Southern Pines, and which has just been built by the Knollwood corporation.

On notifying Mr. Ross to proceed with the construction of the golf courses a telegram was dispatched to Aymur Embury II the architect who has made the plan for the club house,

and he is instructed to locate his building and prepare for instant commencement of construction. The club house will be a structure over 500 feet long and three stories high. It will have a living room 36 by 86 feet in size, a dining room 36 by 76, 100 bed rooms, card and billiard rooms, 2 large sun rooms that will be practically a large collection of greenhouses, and a lot of other things it is hard to classify. One big room 28 by 70 will be a sort of play room or amusement hall for such diversion as may be desired, and another feature will be an enclosed park of room for moving pictures with balconies surrounding in with tea or informal lunches or similar parties can be given while entertainments are in progress. A swimming pool of ample size is another feature, as well as two large fire proof locker rooms, one for men and one for women. A department for servants 100 by 32 feet and three stories high will take care of this problem.

About the club house will be various other conveniences for sport, including six tennis courts, and such things as may be suggested. The location of the club house will be on the left of the road running from Southern Pines to Pinehurst, and about three-quarters of a mile from the crossing of the Carthage road, and about half a mile from McDee's creek, where one of the most desirable golf courses in the South will be created. The course is almost wholly in the cove and valleys and the knobs are covered with pine groves the effect being to shut out the winds on the blustery days, and to give a fine prospect to sunny days, which abound.

The Knollwood corporation will continue to be the operating organization in handling this big affair, but it will work under two different heads. Leonard Tufts will be the general manager, and he has been given absolute authority to handle the property according to his own judgment, the only requirement being results. This is a pretty liberal schedule, but Mr. Tufts has showed by his work in the Sandhills that he is equal to the job. As the objects are in view he will divide the property into two sections, the one east of the Seaboard being allotted to sale and development in big and little farms, winter homes, village property in lots or acreage orchards, vineyards, or whatever the people care to make of it. This section will be placed in the hands of one man who will be Mr. Tufts' manager for that section. On the other side of the railroad will be the section in which the golf enterprise will be located and that section will be in the hands of another manager under Mr. Tufts. The two will be handled separately by their managers, and the side east of the railroad will continue to be known

as Edgemore Heights and operated under that name. This will be distinctly a real estate development and sale proposition, much after the idea that Mr. Page was carrying out when he sold the property to Knollwood. Edgemore Heights has about 2,500 acres, lies well and will be in demand for home sites and farms as soon as it comes on the market, which will be as soon as the plans can be shaped up.

Making the plans does not mean simply laying out a few farms and lots and then offering the property for sale. The most systematic survey ever made in this section will now be undertaken, and every piece of ground will be studied as an individual tract and also as a part of the big scheme that it is about to fit into. Roads will be laid out on a still more extensive scale, and built. Maps in detail will be drawn and printed, and comprehensive advertising prepared so that when selling commences it will be on the most intelligent and systematic basis ever undertaken in Moore county. All the experiences gained at Pinehurst, Edgemore and elsewhere in the community will be brought to bear, and such development made as will show the values of the property to be sold. The marketing of the 2500 acres of Edgemore will be one of the interesting features of this movement.

When Mr. Ross has defined his golf course boundaries and Mr. Manning has completed his survey for parks and other improvement he will provide avenues that will lead to such adjacent territory as has not been taken for golf and park land and there will be established home sites of from an acre upwards, which will be offered for sale. The prices have been fixed on these sites at \$1,500 an acre. In order to encourage building promptly the first buyers who locate their sites will be given a rebate of \$1,000 an acre if they build within the year, \$750 if they build in 1922, and \$500 if they build in 1923. About 400 sites are available around the golf courses, and if they are utilized as rapidly as the building locations have been taken at Pinehurst in the last half dozen years, five or six years will see this part of the property covered with handsome modern homes, and with a fine club house, hotel and various facilities for winter sports and amusements.

It is candidly predicted by those who are most familiar with the development of the Pinehurst section that in half a dozen years the settlement will be continuous throughout this territory described and that from six to ten thousand people will be in the city that will have grown up, and that inside of 25 years here will be created a community that will have the greatest housing capacity of any city in the

state. This is the basis the projectors of this scheme are figuring on, and they are men who do not shoot many arrows in the air.

The golf scheme that is to be the first unit completed will not be exclusively to the first members who go into the club. An arrangement is contemplated that will take care of the home owners in the neighborhood of the courses, under certain restrictive conditions, although these are not yet determined. Another idea entertained is a bachelor's apartment at the vicinity of the club house to accommodate the chronically unattached who do not appreciate the society of the women and children who might stray into the club house or be quartered there with their men folks. Other things are also contemplated to make the winter possibilities as comprehensive as any place on earth offers. These will be worked out as the development unfolds.

It is the expectation that arrangements can be made with the McQueen light and power service for what service will be needed for the various developments, and as the Southern Pines water plant is not far from the club house site an effort will be made to have water service extended from that town to the new community. The plant was built with the idea of serving a much bigger town than Southern Pines is yet, and to accommodate just such growth as promises now at Knollwood, and it is hoped a bargain can be struck. Mr. McQueen is broadening his lighting plants so that he will probably be in shape to go ahead in this work by the time his service will be needed.

This is a general way the outline of what is projected for the expansion of the Moore county resorts. It is a scheme of such magnitude that it cannot be comprehended. Before it is carried very far it will mean the expenditure of several million dollars, and that will mean a permanent winter population of so many people that Moore county will not know itself. The men behind the movement have ample capital for anything they want to do, and besides they have the acquaintance and standing that will bring the people to them from all over the North.

Entertained at Rook

Miss Annie McGill delightfully entertained the younger set at a Rook Party last Friday evening. Delicious candies were served. Those present were Misses Agnes Smith, Jessie Brooks, Lois Sanford, Jewel Edwards; Messrs. Gordon Thomas, Will Smith, Arthur Thompson, Clyde Cox and Eugene Keith.

On account of the crowded conditions of our advertising columns we had to leave out considerable reading matter which will appear next week.

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