

THE HISTORY OF THE
CLAY CENTER COUNTRY CLUB
BEGINNING IN 1925

- 1925** A group of men who had made a sand green golf course on the Myer's pasture South of Clay Center decided they would start a Country Club. The Clay Center Country Club was started by about 50 men. The first board was made up of Walter Slingsby, Otto Swallow, Ed Bennet, and Lafe Myers was Secretary. The ground was rented from the Myers family. The Club house was built.
- 1935-1936** Due to poor economic years and loss of membership, the country club went broke. The land and the building reverted back to the Myers family and the golf course was used a pasture. The clubhouse stood empty and cattle used the basement for shelter.
- 1940** The State of Kansas bought the road right-of-way for highway #1 S f rom the Myers.
- 1945-1946** The new holding corporation of the Clay CenterCountry Club was formed. Board members were: V. R. Vergades, President; C.H. Peterson, V.P.; Frank D. Oberg, Secretary; D.E. McIntosh, Sr., Treasurer; Bert Sorem, Foster Smith and L. E. Woodburn. 54.77 acres were purchased from the Mrs. Clara Myers on February 1, 1946, at a cost of \$125 per acre for a total of \$6,846.25. The holding corporation was formed to purchase land and to build and expand in the future, to lease the Clay Center Country Club to another organization or individual to run only as a country club and golf course, and to hold all permanent buildings and grounds so, "aue to aJ? Y, future bad management of poor financial years, the club grounds and buildings would never be lost again.
- 1940's** The golf course and sand greens were taken care of by club members. Noble Tuggle spent many hours planting trees and maintaining the grounds. He was given a lifetime membership to the club for the work he did without pay.
- 1946-1947** 130 shares of stock were sold to members at \$100 per share and \$2,000 at 5 percent was borrowed from the Peoples National Band to pay for the grounds and the buildings. The existing nonprofit corporation was changed to a for-profit corporation and dividends of 5% to 8% were paid to stockholders until 1970. Money was raised by the operating board to pay rent to the holding corporation and the club from \$25 a year dues and profit from the slot machines.
- 1950's** Membership grew and the clubhouse was very active with parties and dances. Social activities were more important than golf but golf was gaining in popularity.
- 1963** \$20,000 was spent on a complete remodeling of the dining room and basement, which was our bar and lounge. The money for the remodeling came mostly from the profit of six slot machines. The club had a federal stamp to operate the slot machines.
- An easement for a new well was purchased from Lafe Myers for \$1,000 and a lifetime membership.
- 1966** During a joint meeting of the holding board and the operating board a motion was made to look into the possibility of building grass greens. Three members of the operating board resigned and walked out of the meeting saying "grass greens would be the beginning of the end for the Clay Center Country Club."
- 1967** Grass greens were approved by both boards and the operating board raised the money from reserve money, donations by members, local businesses and profit from the slot machines. \$25,000 was spent and a lot of donated labor for nine grass greens plus the practice green. The grass greens were finished in May of 1967. Walt Lips was president of the operating board and Mort Cree was chairman of the building of the greens and the greens keeper. Mort Cree was given a lifetime family membership for his work building the greens without pay.
- 1968** Mort Cree was hired as the first paid Golf Course Superintendent. The first **Little St. Andrew golf tournament** was held. The Little St. Andrews golf tournament was the idea of Arleigh Clemens and Stan Craig with the support of President Walt Lips. The name was the idea of Viola Shepard and the crest for the tournament was designed by Margaret Hammel with research and assistance from William McIntosh.
- 1970** The slot machines were removed from the club house. Membership dues were \$50.00 a year. Profit from the slot machines in 1969 were \$20,000.
- 1973** Warren Bigler, Jr. was hired as the second Golf Course Superintendent after Mort Cree's death.
- 1976** A new water well was drilled replacing the well on the Myers' easement.
- 1977** Gary Burris was hired as the third Golf Course Superintendent. An easement for a new well and right-of-way for pipe north of the club property was purchased for the club by Bruce Wingerd and Beuford Rook, members of the operating board. The easement was purchased from Everett Gennett for \$500 and the right-of-way was purchased from Nellie Hoisted for \$200.
- 1978** Over the years the original 104 stockholders were down to 44 local owners. 60 shares of stock were owned by the original owners or their family, none of who were members of the Country Club. Because of the numerous problems this was causing, mutual action was taken to establish a closer relationship between operating club and holding corporation, but still maintain the separate organizational structure. On January 18, 1978 members of the holding corporation approved a plan that "any outstanding stock in the holding corporation may be redeemed at the par value of \$100 per share". They also voted to "make new stock in the holding corporation available to all club members by purchases or exchange of their existing stock. There would be a limit of five shares per membership and each share would be entitled to one vote. Through a concerted effort, all but 17 shareholders became club members.
- 1979** Don Breault was hired as the fourth Golf Course Superintendent.

- 1980** A reciprocal rule was made "that only club members could own stock in the holding corporation and all golfing members must own five shares of holding corporation stock" "Social member may own stock". Stock ownership is limited to 300 members or \$15,000. Upon termination of club membership, the holding corporation stock would be redeemed at 60% or \$300.
- 1981** A vote was held by entire membership. The question was to build a new club house? The vote result was 51% NO and 49% YES. By a unanimous vote of the Holding and Operating Boards, money from new stock purchased was used for a Fairway Watering System at cost of \$54,797. Wallace Quattlebaum was president of the Operating Board and James Hammel was president of the Holding Board.
- 1987** Out of concern for future needs it was mutually agreed that the holding board would raise the rent to \$12,000 per year rather than the \$1,000 per year rent. The increased rent is held in a separate account so in the future it will be available for major capital improvements.
- 1988** The first sand bunker was built in front of number nine green.
- 1989** A long range planning committee was formed from two members of the operating board, two members from the holding board and four from the membership
- 1990** The holding corporation voted to redeem stock of all stockholders who terminated their membership of the club. Redeemed values to be 60% or \$ 100 the first year or ownership/ 40% or \$200 the second year and 20% or \$100 the third and following years.
- Two new sand traps in front of number six green were built.
- 1991** By joint effort of the holding board, operating board, and the long-range planning committee, an architect was hired to make plans to remodel and add on to the present club house facility and to make plans for a new golf cart house facility.
- The watering system was expanded to water the practice area and more rough area at the cost of \$4,500.
- A new ladies' tee box was built on hole number eight.
- 1992** By joint vote of the holding and operating boards a 90 ft by 54 ft., a Two Level Golf Cart House was built. This facility has 9,588 square feet with a total cost of \$120,000. It holds 94 golf carts (48 up and 46 down) and five storage rooms (3 up and 2 down). The Holding Corporation had the money at the time of construction. Oetinger-Lloyd Construction Company was hired as the builder
- The holding board suspended rent of \$12,000 per year for six years. The operating corporation will pay to the holding corporation revenue raised by the new golf cart facility to be invested for future capital improvements. The amount was \$1,800 per month.
- By joint vote of the two boards, a \$15 per month building assessment for ten years (or \$1,500 one-time payment) for each family membership, \$7.50 per month for ten years (or \$750 one-time payment) for each single membership was established to be paid to the Holding Corporation to be used exclusively for club house facility.
- A new ladies' tee box was built on hole number five and number nine tee box was made bigger.
- 1993** A building committee was formed by combining the long-range planning committee with a committee of additional club members. The long-range planning committee consisted of Beuford Rook, Michael Ryan, Wallace Quattlebaum, Larry Wallace Sr., Ross Knitter, Robert R. Carlson, Rick Reed and Lois Walker. The additional club members were Sharon Beems, Carol Brown, Ruth Browne, Randy Carlson, Eldon Cheney, Gary Gilbert, Janice Gregory, Leonard Harrison, Jean Linder, Rich Lloyd, Bill Oetinger, Marilyn Nease, Vernon Regier, Tim Ryan, Ernie Stalder, Charles Stuart, Ron Thomas, Coni Witters and Clyde Wollenberg. Others from the operating and holding boards rounding out the committee were Arvin Randle, Ronald R. Smith, Elton McIntosh, Tom Skinner, Ken Lang, Rich Hammel, Joe Trautwein, George Leiszler, Robert G. Carlson, Clayton Wright and Marian Ahlberg. Charles Stuart was appointed the general chairman and Marion Stuart, secretary. This committee was divided into subcommittees to decide what we should have in a new clubhouse.

- An architect committee formed which consisted of Charles Stuart, general chairman; Beuford Rook, president of the holding board; George Leiszler, president of the operating board; Michael Ryan, Ruth Browne, Rich Lloyd and Tom Skinner. This committee interviewed six different firms and decided to hire Brent Bowman and Associates of Manhattan, KS. Tracy Reynolds and Mike Blaske of Brent Bowman architects met with the building committee five different times to find out the wants and needs before they drew up preliminary plan. This plan was changed three times before approval.
- The architects and architect committee interviewed local members who were building contractors. It was decided with approval of all boards and committees that a building contractor would be decided by a cost-plus bid.
- Four different contractors submitted bids. joint meeting of the holding and operating boards, the vote was unanimous to hire Brent Bowman and associates of Manhattan and Oetinger-Lloyd construction of Clay Center. Tracy Reynolds, architect, Bill Oetinger and Donna Jordan of Oetinger-Lloyd, Charles Stuart, Beuford Rook, George Leiszler, Mike Ryan, Ruth Browne, Tom Skinner and Rich Lloyd met weekly for two months to set costs and guidelines.
- The proposed new clubhouse would have 4,720 finished square feet on the first floor, 2,000 finished square feet on the lower level and 2,700 square feet unfinished (with concrete floor only) on the lower level.
- The kitchen was left out of the contract with the architect and contractor because of the expense involved.
- The Club had 172 family memberships, of which 57 paid their building assessment by lump sum payment of \$1500. There were 53 single memberships and 13 of them paid with lump sum payments of \$750. It was established that these lump sum payments added to money the holding corporation already had was sufficient to begin building the club house in September 1993.
- A kitchen committee composed of club members with home economics degrees was formed, consisting of Jerrie Loader, Carol Leiszler, Grace Oetinger, Ellen Rook and Marion Stuart. They drew up a floor plan that was taken to kitchen designer Muckenthaler, Inc. from Emporia, Kansas. With changes to comply with state regulations, the floor plan and equipment needed was completed. After being unable to find a chairman, Chuck Stuart, Beuford Rook and George Leiszler were left with the task of putting the kitchen together.

- The holding board voted to borrow money needed for the new club house from the Peoples National Bank and Union State Bank. This was the first time the Holding Corporation borrowed money since 1947. The loan was to be paid off from rent from the operating (\$1,800 per month and building assessment fees (which presently is \$2,100 per month).
 - The budget was set by the holding corporation for the building construction cost at \$400,000 and other expenses at \$98,000. Total \$498,000.
 - September 11, 1993 The old club house that was built in 1925 was burned down by the Clay Center and Clay County rural fire departments to make way for the new club house. Construction of clubhouse began.
 - The tee box on number one was extended to about double its dimension to the north and west.
- 1994** The operating board asked that the unfinished lower level of the new club house consisting of 2,720 square feet be completed for the purpose of hiring a new club manager. To finance the new project, the holding board voted to sell promissory notes in the amount of \$2,000 each at an annual interest rate of 5% for ten years. Interest to be paid annually by the operating company and money to be budgeted to pay notes off in ten years.
- Twenty seven (27) members purchased \$2,000 Promissory Notes from the Holding Corporation for the purpose of completing the lower level of the new club house. \$54,000 to be paid back by April 1, 2004.
- April 20, 1994** New Club House is completed. 4,720 square feet on the first floor and 4,720 square feet on the Lower level. 9,440 total finished square feet.
- April 29, 1994** First dinner was served in new dining room. Board of Directors for the Holding Corporation: Beuford L. Rook, President; B. Arvin Randle, Vice President; Michael W. Ryan, Secretary; Ronald R. Smith, Treasurer; D. E. McIntosh Jr., Thomas W. Skinner and Wallace E. Quattlebaum. Board of Directors for the Operating Company: George Leiszler, President; Robert G. Carlson, Vice President; Marian Ahlberg, Secretary; Ken Lang, Treasurer; Larry Wallace Sr., Clayton Wright and Joe Trautwein.
- June 20, 1994** Final payments to Oetinger-Lloyd Construction: \$448,620; Architect & Design: \$26,327; Kitchen & Bar Equipment, Dishes, Silverware, etc: \$29,175; Concrete Cart Paths, Landscaping and Rock parking lot: \$13,138; Furniture, Decorating, Window Treatment, Signs and Cleaning Equipment: \$15,339; Demolition, Electrical work on Golf Cart House; \$9,709.00; Extra Heating, Cooling and Electrical work on Lower Level: \$11,028; Loan & Interest Expense: \$14,448; Total Cost of Project; \$580,716. Items donated by members: \$12,983. Grand Total Paid by the Holding Corporation: \$567,773. (\$60.14 per finished square feet).
- July 1, 1994** Mortgage of \$300,000 was completed with the Peoples National & Union State Bank by the Holding Corporation. Due: July 1, 2004. Statement. Total cost: \$580,716.00; Total Paid: \$226,716. Total Mortgage and Promissory Notes: \$354,000.
- 1995** New ladies tee box constructed on #5 and #8 tee box refurbished.
- 1996** Application of Black Top on road and parking lot. Cost: \$34,482.00. Total donated by members: \$4,590.00.
- 1997** Greg Jermark was hired as the fifth Golf Course Superintendent.
- 1998** The rent of \$1,800 per month was continued to the Holding Company from the Operating Company for debt reduction and future needs.
- 2000** A new dumbwaiter was purchased and installed from the Kitchen to the Little St. Andrews room.
- Sand trap on number 9 was refurbished.
- 2001** The lower level bar was moved from the 19th Hole to the Little St. Andrews room.
- Tee boxes on #2 and #7 were reconstructed and made larger.
- 2002** A new long-term planning committee was formed. Three members from the Operating Board: Susan Anderson, Ross Knitter, and Larry Tripp; three members from the Holding Board: Wallace Quattlebaum, Michael Ryan and Beuford Rook; four members from the Membership: Bob Graves, Jean Linder, Secretary, Jerrie Loader and Benny Wallace, Chairman. Ross Knitter was President of the Operating Board.
- Several large pine trees that were dying, were removed behind number 5 and number 9 greens.
- June 2002** Bank mortgage of \$300,000 was paid in full by the Holding Corporation.
- Members, that were members when building assessments started, have completed payments. The Holding Board voted to continue building assessments for all new members.
 - A new water well was put in on the easement to the north east of the club to replace the water well that was drilled in 1977.
- 2003** Construction of a new bridge was finished between #7 tee box and #7 green.
- The water supply tank was refurbished with a new bottom, painted, a safety cage and ladder was constructed that met OSHA requirements.
 - Several trees were transplanted on the golf course.
 - \$24,000 was spent by the Holding Corporation for a new Supply Building
 - Nineteen (19) of the \$2,000 Promissory notes were paid. One paid in 1999 and one donated by Elton and Bessie Mae McIntosh in 1997.
 - New Shelter was built on #7 paid for by the Operating Company and memorials.
- 2004** New Sound System was put in Club House. Paid for with memorial money.

- Over 80 new trees were purchased. Paid for by the Operating Board and Memorial Money.

April, 2004 All of the Promissory notes were paid in full. The Clay Center Country Club Holding Corporation is WITHOUT DEBT.

2005 A New water well and pump was installed north on the Bauer easement at a cost: \$26,000 paid by the Holding Corp.
 - Cracks in parking lot sealed.
 - Mike and Marcia Ryan donated a beautiful new entrance sign into the Country Club.

2006 Zita Milligan became President of the Operating Board.

2008 Marty Paget was hired as the sixth Golf Course Superintendent.
 - Betty Livengood became President of the Operating Board.
 - The Club House was Painted and parking lot resurfaced.
 - A project was spearheaded by Bob Graves and Jan Kissinger to add Granite Tee Markers to the course. Steve and Susan Luthi were in charge of the project and raised donations from the members to cover the expense.

2009 A No Smoking policy in the club house was adopted by the Operating Board..
 - New pump in north well.
 - Due to a hail storm new roofs were put on the Club House, Golf Cart House, Storage and Maintenance sheds .
 - New carpet in basement.
 - New freezer and cooler were purchased.

2010 Capital Improvement Assessments were reduced by the Holding Board from:
 Family memberships \$1,500 to \$1,000. Single Full : from \$750 to \$500.
 Family Social membership from \$1,500 to \$400. Single Social Membership from \$1,000 to \$200.
 - Chris Mellies became President of the Operating Board.
 - Recovered dining room chairs.
 - New chairs were purchased for the hardwood part of the diningroom.
 - New TV in lounge
 - New Big Screen TV for the Little St. Andrews room.

2011 Wilbur Thompson was hired as the seventh Golf Course Superintendent.
 - Ceilings in dining room and entrance of club house refurbished.
 - Two new water pumps and new water controls for the golf course were purchased at \$70,000 by the Holding Company.

2012 The 19th Hole and Lady's Locker room were refurbished by Ginger Walker and Vickie Wright with donations from membership.
 - Benny Wallace became President of the Operating Board.
 - Arvin Randle retired as Vice President and director of the Holding Corporation board. He was replaced by Tom Skinner who became the new Vice President and Steve Luthi was appointed as a director.

2013 - 2014 Substantial remodeling of the main floor was designed and completed by Larry & Sandi Wiemers and Steve & Susan Luthi along with the help of many other volunteers. The wall between the bar and dining room was opened up and a removable wall installed further east. This reduced the size of the formal dining room and increased the size of the bar area. The bar area is now used for informal dining. The west area became a lounge and Jan Kissinger installed the beautiful fireplace. This new use of the space met the changing preferences of our members and is deemed by all as a huge success. Mike & Marcia Ryan donated the project of updating the surface of the entrance into the clubhouse which was greatly appreciated by the members.
 - The Holding Board pledged to give up to \$35,000 in matching funds for the project. \$33,700 was raised in member donations.
 - \$ 15,700 was used from the Holding Board pledge for a total of \$49,400 on the project upstairs.

2015 Steve Luthi replaced Tom Skinner as Vice President of the Holding Corporation. Tom Skinner remained as a director. Substantial remodeling of the Little St. Andrews Room in the basement was designed and completed by Larry & Sandi Wiemers, Steve & Susan Luthi and Mike & Marcia Ryan, along with the help of many other volunteers. The ceiling tile were replaced and the floor was redone in the hallway and St. Andrews room to reduce the upkeep. This space also met the changing preferences of our members and is great for all meetings and social functions. The remaining pledge of \$15,655 from the Holding Board and further donations from members and our golf groups covered the project for a total of \$17,725.
 - Ron Smith resigned as a director of the Holding Corporation and was replaced by Jan Kissinger.

2016 Steve Luthi and Beuford Rook exchanged positions as officers of the Holding Corporation. Steve became the President and Beuford Rook became Vice President.
 - Lindsay Mellies became President of the Operating Board
 - A used greens mower was purchased

2017 August 2017 was the 50th Anniversary of the Little St. Andrews Golf Tournament. Randy and Cathy Hafner chaired the committee. It was a splendid celebration!!

2019 Wilbur Thompson retired as golf course superintendent. After graduating from chiropractic school and before the state issued his license Dr. Dalton Converse completed the year as superintendent.
 - Myron Converse became President of the Operating Board.

August 2019 was the 52nd and final Little St. Andrews Golf Tournament. The tournament had become a legend, but completed its life cycle for the interim period. Benny and Deb Wallace chaired the committee for the third time. Even they could not keep the old girl alive.

2020 Alan (AJ) Jones became the golf course superintendent.

- Tom Skinner resigned as a director of the Holding Corporation and was replaced by Bruce Bauer.
- The COVID 19 pandemic began and all club functions were minimal until the late summer months.
- The Little St. Andrews Golf Tournament was not held.
- 2020 was the first year of the very successful Glavan Open Golf Tournament which was organized by Brock Britt and Kyle Shannon and sponsored by Glavan Ford Dealership.
- The Larry Wallace, Sr. family donated an Easy Go Utility Cart to the Club.
- A used greens mower was purchased by the Operating Board and a new Dishwasher was purchased by donations from members.

2021 Bob Larman was elected President of the Operating Board.

- The women's tee box was moved clear to the back on number 3 to make it a Par 5 Hole. This increased overall Par for women from a 34 to a 35. Some new furnishings were purchased for the lounge to replace the worn bar stools and lounge chairs.
- Two new furnaces are to be put into the Club House.
- A website and was developed for the Country Club by Barbara Agnew.