

**HISTORIC LANDMARK COMMISSION
MARCH 28, 2016
DEMOLITION AND RELOCATION PERMITS
HDP-2016-0061
2100 RIO GRANDE STREET**

PROPOSAL

Demolish a ca. 1906 apartment house.

ARCHITECTURE

Two-and-a-half story, roughly rectangular-plan, hipped-roof Neo-Classical-style brick house with side and front gables; original two-story independent porch has been enclosed on the second story; stone sills and lintels at original 1:1 windows; Neo-Classical-styled sidelights and transom at the front door.

RESEARCH

The house appears to have been built around 1906 by Helena Korff and her family. Helena Korff was a German-born widow, who had previously lived in Austin County, Texas, where her late husband, Charles Korff, had a general merchandise store. They moved to rural Travis County before 1900, and Charles Korff is listed as a merchant in the 1900 U.S. Census. Charles Korff died before 1910; the 1910 U.S. Census shows "Mrs. Korff" as the owner of this house, and she is listed as a widow. She had a number of children who lived in this house with her, including several spinster daughters who worked in offices, and a son who practiced law out of this house. Two of her children went into the grocery business. The Korff family lived in this house until around 1915.

Walter S. and Maggie Brown, who built the house next door, at 2102 Rio Grande Street, in 1917, lived here immediately prior to moving into the house next door. Walter Brown was a general merchandise dealer, originally from Grimes County, Texas, and eventually moved back there after a few years of living in Austin.

The house then became a sorority house in the late 1910s and early 1920s. Mrs. Adeline H. Dashiell, a widow, who had children who were attending the University of Texas, owned and occupied the house in the 1920s. The house then became a sorority house again from the late 1920s until the mid-1940s. There were a series of renters in the mid-1940s, including a sign painter and an insurance agent.

In the late 1940s through the 1950s, the Phi Kappa Tau Fraternity was located in this house. In the early 1950s, the house was purchased by Joe Dacy, a local businessman, who converted the house to an apartment building in 1960.

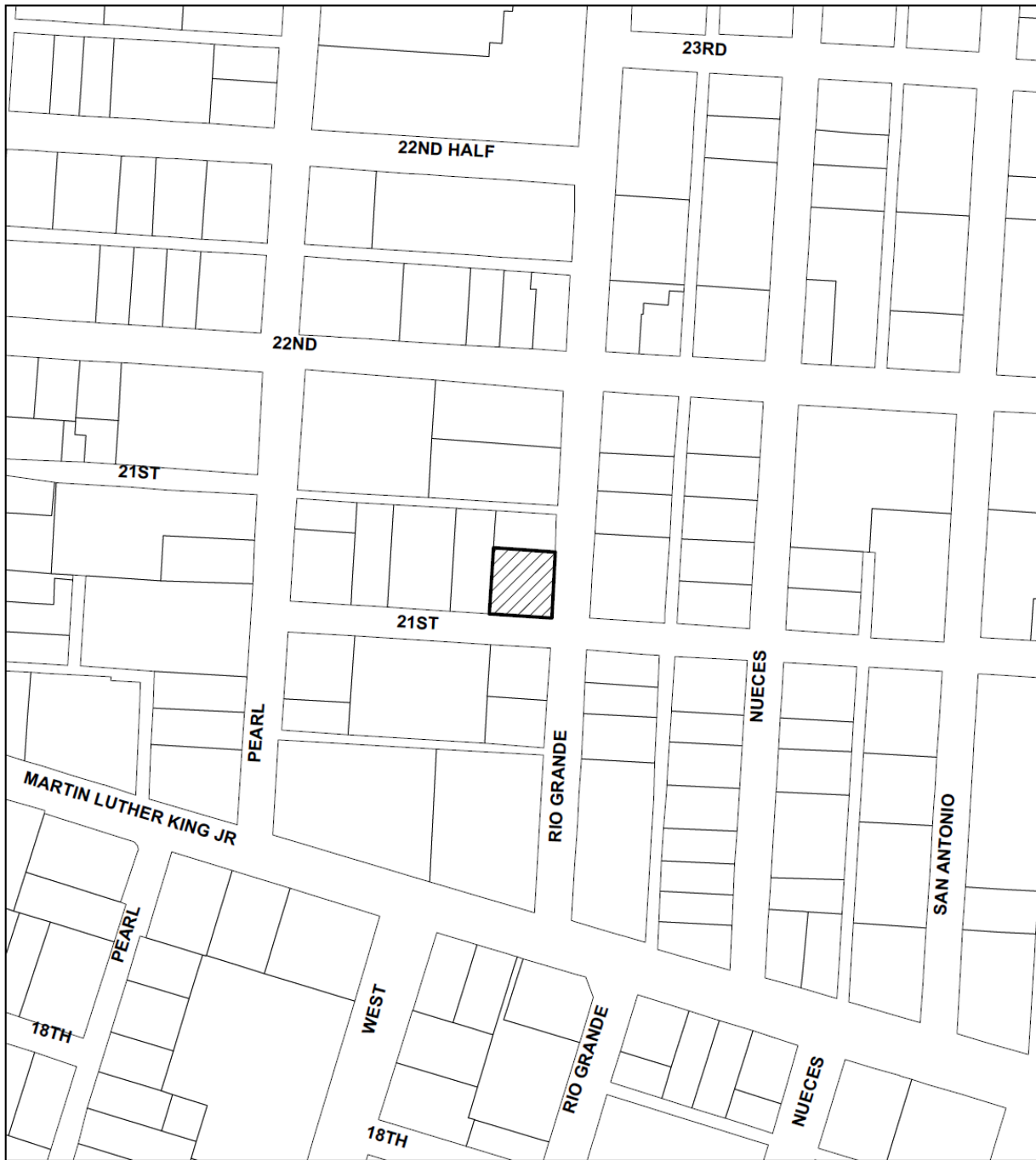
STAFF COMMENTS




The house is listed in the Comprehensive Cultural Resources Survey (1984) with a Priority 1 for research.

STAFF RECOMMENDATION

Release the permit upon completion of a City of Austin Documentation Package, consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history, for archiving at the Austin History Center. The house has architectural significance, but has suffered many modifications over the years, and does not appear to have the historical significance necessary to outweigh the architectural modifications to designate the house as a historic landmark.

LOCATION MAP



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

1" = 208'

NOTIFICATIONS

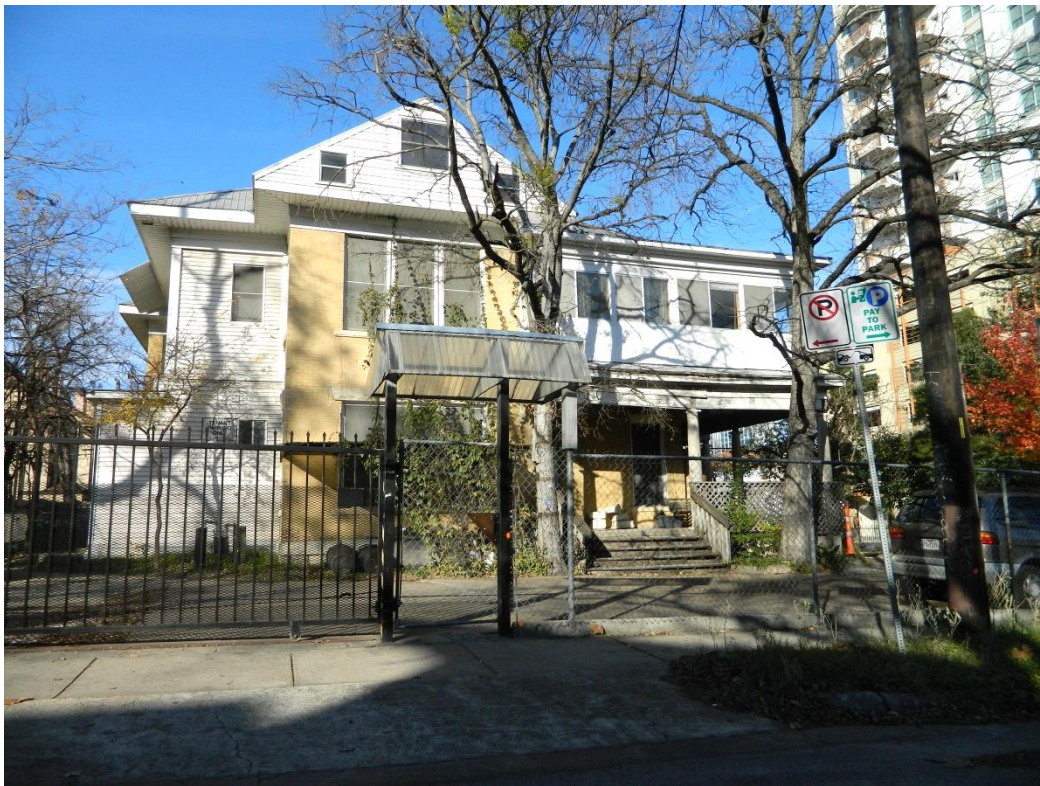
CASE#: HDP-2016-0061
2100 RIO GRANDE ST

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



2100 Rio Grande Street
ca. 1906





OCCUPANCY HISTORY

A. 2100 Rio Grande Street

From City Directories
 Austin History Center
 Prepared by City Historic Preservation Office
 February, 2016

1992	Vacant
1985-86	The address is not listed in the directory.
1981	Apartments
1977	Apartments (7)
1973	Apartments (7)
1968	Apartments (7)
1962	Apartments (7)
1959	The address is not listed in the directory.
1955	Phi Kappa Tau Fraternity
1952	Phi Kappa Tau Fraternity
1949	Phi Kappa Tau Fraternity

1947	Clyde L. and Ruth Prestwood, renters Agent, Great Southern Life Insurance Company, 903 Capital National Bank Building, 7 th and Colorado Streets.
1944-45	Johnnie D'Priest, renter Sign painter Berta Paine, renter Widow, H.A. Paine No occupation listed
1941	Phi Mu Sorority
1939	Phi Mu Sorority
1937	Phi Mu Sorority
1935	Phi Mu Sorority
1932-22	Phi Mu Sorority
1930-31	Phi Mu Sorority
1929	Phi Mu Sorority
1927	Mrs. Adeline H. Dashiell, owner Widow, Alfred H. Dashiell No occupation listed
1924	Mrs. Adeline H. Dashiell, owner Widow, Alfred H. Dashiell No occupation listed Also listed are Adeline W. Dashiell, a student at the University of Texas; and Catherine Dashiell, a student at the University of Texas.
1922	Mrs. Adeline H. Dashiell, owner Widow, Alfred H. Dashiell No occupation listed Also listed is Adeline W. Dashiell, a student at the University of Texas.
1920	Chi Omega Sorority NOTE: Adeline H. Dashiell is not listed in the directory.
1918	Chi Omega Sorority
1916	Walter S. Brown No occupation listed NOTE: Helen Korff is listed at 504 San Antonio Street; she had no occupation listed. With her lived Dora Korff, no occupation shown. Walter Korff, a lawyer with offices at 812-13 Scarbrough Building, lived at 700 Henderson Street.
1914	Helena Korff Widow, Charles Korff No occupation listed

Also listed are Agnes Korff, a music teacher; Annie Korff, no occupation shown; Dora Korff, no occupation shown; Ida Korff, no occupation shown; and Otto L. Korff, a student.

- 1912-13 Helena Korff
Widow, Charles Korff
No occupation listed
Also listed are Agnes Korff, no occupation shown; Otto Korff, a student; and Walter C. Korff, an attorney.
- 1910-11 Helena Korff
Widow, Charles Korff
No occupation listed
Also listed are Otto Korff, a medical student; and Walter C. Korff, an attorney (office at the house).
- 1909-10 Helena Korff
Widow, Charles Korff
No occupation listed
Also listed are Agnes Korff, no occupation shown; Arthur Korff, no occupation shown; Annie Korff, no occupation shown; Dora Korff, no occupation shown; Ida Korff, no occupation shown; and Walter C. Korff, any attorney (office at the house).
- 1906-07 Helena Korff
No occupation listed
Also listed are Otto Korff, no occupation shown; and Walter C. Korff, no occupation shown.
- 1905 The address is not listed in the directory.
NOTE: No member of the Korff family is listed in the directory.

BIOGRAPHICAL NOTES:

Helena Korff and family (ca. 1906 – ca. 1915)

The 1880 U.S. Census shows Charles and Helene Korff in Austin County, Texas. Charles Korff was a dealer in general merchandise, who had been born in Saxony. Helene Korff kept house, and had been born in Prussia. They had 4 children: Ottilia, 7; Agnes, 5; Ida, 3; and Doretta, 1, all of whom had been born in Texas.

Charles and Helene Korff appear in the 1900 U.S. Census for Precinct 5 of Travis County, Texas. Charles Korff had been born in 1840 in Germany, and was a merchant. Helene Korff had been born in 1850 in Germany, and had no occupation listed. They had 6 children: Agnes, 25; Ida, 23; Dora, 21; Arthur, 19; Walter, 16; and Annie, 14. All the children had been born in Texas, and none had an occupation listed.

The 1910 U.S. Census shows "Mrs. Korff" as the owner of this house. She was a 60-year old German-born widow with no occupation listed. With her lived 5 of her children: Ida, 28, who had been born in Texas and had no occupation listed; Dora, 27, who had been born in Texas, and had no occupation listed; Arthur, 26, who had been born in Texas and was a student; Walter, 24, who had been born in Texas and was a lawyer; and Annie, 22, who had been born in Texas and had no occupation listed.

The 1920 U.S. Census shows Helena Korff living in the rented home of her son, Arthur L. Korff, at 604 San Antonio Street in Austin. Dora Korff also lived in this household. Helena Korff was a

69-year old widow, who had been born in Texas to German-born parents, and had no occupation listed. Arthur L. Korff was 33, had been born in Texas, and was a physician. Dora Korff was 31, had been born in Texas, and had no occupation listed.

The 1930 U.S. Census shows Helene Korff living in a rented house at 405 E. 17th Street with her daughter Ida, daughter Dora, and son, Arthur. Helene Korff was a 79-year old widow with no occupation listed. Ida Korff was 41, had been born in Texas, and had no occupation listed. Dora Korff was 39, had been born in Texas, and had no occupation listed. Arthur Korff was 37, had been born in Texas, and was a medical doctor.

According to her 1937 death certificate, Helene Korff was born in Germany in 1850. She was living at 405 E. 17th Street at the time of her death. She had no occupation listed on her death certificate.

MRS. HELEN KORFF
 Mrs. Helene Korff, 87, resident of Austin for 29 years, died at her home, 405 East 17th street, Saturday. Survivors are four daughters, Mrs. B. O. Witte of Shelby, Misses Agnes, Ida and Dora Korff of Austin; and two sons, Walter Korff of San Antonio and Arthur Korff of Austin. Funeral services will be conducted Sunday at 9:30 a. m. at the family residence by the Rev. F. G. Roesener of St. Martin's Lutheran church. The body will be sent to Carmine, at 1:40 p. m. over the Southern Pacific railroad for burial at Shelby, Austin county, Sunday afternoon.

Obituary of Helen Korff
 Austin American-Statesman, June 13, 1937

The 1940 U.S. Census shows Arthur L. Korff, Agnes E. Korff, Ida Korff and Dora Korff living at 405 E. 17th Street, a house Arthur owned, and which was worth \$2,000. Arthur Korff was 60, had been born in Texas, and was the owner and manager of a grocery store. Agnes E. Korff was 66, had been born in Texas, and had no occupation listed. Ida Korff was 64, had been born in Texas, and was a saleswoman in a grocery store. Dora Korff was 62, had been born in Texas, and was a saleswoman in a grocery store.

Ida Korff died in an automobile accident at 16th and Brazos Streets on December 20, 1954. She had been born in Shelby, Texas in 1877, and was a grocery clerk. She never married, and was living at 405 E. 17th Street at the time of her death.

Safe Driving Day Mishap Victim Dies

Death came Monday to a 71-year-old Austin woman who had been hospitalized since she was struck by an automobile at Brazos and East 13th on "Safe-Driving Day."

Her death, the ninth traffic fatality in Austin this year, came with the opening of Christmas week, when traffic experts predict will take the lives of more than a score of motoring Texans.

The pedestrian who died at Brackenridge Hospital at 1:50 a.m. Monday was Miss Ida C. Korff of 405 East 17th. The injuries which proved fatal to her included a crushed chest, fractured left arm and cuts and bruises about her face.

Miss Korff was struck last Wednesday by the auto driven by Miss Edna Undine Palm, 79, of 1907 Brazos. Patrolman George Phifer said investigation of the accident indicated that Miss Korff was crossing from south to north on Brazos. She reportedly was returning home after Christmas shopping.

Funeral services for Miss Korff will be held at 3:30 p.m. Tuesday at the Cook Funeral Home with the Rev. Lewis Speaker officiating. She is survived by three sisters, Miss Agnes Korff and Miss Dora Korff of Austin and Mrs. Annie Witte of Fayetteville, Texas; and two brothers, Walter C. Korff and Arthur L. Korff of Austin.

Burial will be in Austin Memorial Park. Pallbearers will be Ed Moekel, Leon Moekel, Carley Ohlendorf, Melton Fewell, J. D. Halm and H. F. Metzger.

Her death pointed up what Department of Public Safety officials predict for the holiday season, when they foresee 21 traffic deaths in the state on Christmas Eve alone and 100 auto deaths between that day and Jan. 2.

News story on the death of Ida Korff
Austin American, December 21, 1954

MISS IDA C. KORFF

Funeral services for Miss Ida C. Korff were held Tuesday at the Cook Funeral Home with the Rev. Lewis Speaker officiating.

Pallbearers were Ed Moekel, Leon Moekel, Carley Ohlendorf, Melton Fewell, J. D. Halm and H. F. Metzger. Burial was in Austin Memorial Park.

Story on the funeral of Ida Korff
Austin American, December 22, 1954

Arthur Korff died in 1961 in Travis County. He had been born in Austin County, Texas and was in the grocery business. He was living at 405 E. 17th Street at the time of his death. He never married.

ARTHUR L. KORFF

Arthur L. Korff, 405 East 17th St., died in a local hospital Saturday. He was associated in business with his brother, operating the West Side Cash Grocery, and in cattle business in Austin County.

He is survived by three sisters, Miss Agnes E. Korff and Miss

Dora Korff of Austin and Mrs. B. O. Witte of Fayetteville; one brother, Walter C. Korff of Austin; three nieces and one nephew.

Funeral arrangements are pending at Cook Funeral Home.

Obituary of Arthur L. Korff
Austin American-Statesman, May 21, 1961

ARTHUR L. KORFF

Arthur L. Korff of 405 East 17th Street died in a local hospital Saturday.

Funeral services will be held Monday at 4 p.m. at Cook Funeral Home with the Rev. Ken Schroeder officiating.

Burial will be in Austin Memorial Park.

Funeral notice for Arthur L. Korff
Austin American, May 22, 1961

Dora Korff died in Travis County in 1963. She was born in Shelby, Texas in 1878, and was living at 405 E. 17th Street in Austin at the time of her death. She never married, and kept house.

MISS DORA KORFF

Miss Dora Korff, 405 East 17th Street, died in a local hospital Saturday. She was a member of the Lutheran Church.

Survivors include two sisters, Miss Agnes Korff of Austin and Mrs. B. O. Witte of Shelby; one brother, Walter C. Korff of Austin;

four nieces and nephews; 10 great nieces and nephews.

Funeral services will be held Monday at 11 a.m. at Cook Funeral Home with Rev. Don Megahan officiating. Burial will be in Austin Memorial Park.

Obituary of Dora Korff
Austin American-Statesman, July 21, 1963

MISS DORA KORFF

Funeral services for Miss Dora Korff will be held Monday at 11 a.m. at Cook Funeral Home with Rev. Don Megahan officiating.

Pallbearers will be C. J. Ohlendorf, Tommy Ohlendorf, Ben J. Witte, Pat Witte, Leon Moekel, and Melton Fewell.

Burial will be in Austin Memorial Park.

Funeral notice for Dora Korff
Austin American, July 22, 1963

Walter C. Korff died in Travis County in January, 1964. He was born in Shelby, Texas in 1883, and was married. He was a lawyer who was living at 605 Wood Street in Austin at the time of his death. He died after a fall.

WALTER C. KORFF

Walter C. Korff, 80, of 605 Wood St., died in a local hospital Sunday. He was a retired lawyer. Survivors include his widow, Mrs. Lilly Eda Korff; two daughters, Mrs. C. J. Ohlendorf of Lockhart and Mrs. Lillian Kelsey of Austin; two sisters, Mrs. B. O. Witte of Shelby and Miss Agnes Korff of Austin and four grandchildren.

Funeral services will be held at 3:30 p.m. Monday from Cook Funeral Home, with Rev. Don Megahan officiating. Burial will be in Austin Memorial Park.

Pallbearers will be A. R. Hartung, Homer Hutson, Robert Ohlendorf, Thomas Ohlendorf, Ben Witte and Douglas Witte.

Obituary of Walter C. Korff
Austin American, January 6, 1964

Agnes Korff was living at 1300 Justin Lane at the time her death in 1966. She was born on Christmas Day, 1874 in Shelby, Texas, and never married. She kept house.

MISS AGNES KORFF

Miss Agnes Korff, 91, of 1300 Justin Lane, died in a local hospital Saturday. She was a member of the Lutheran Church.

Survivors include a sister, Mrs. B. O. Witte, Shelby.

Funeral will be Tuesday at 2 p.m. at Cook Funeral Home with Rev. Merle G. Franke officiating. Burial will follow in Austin Memorial Park.

Pallbearers will be nephews and great nephews.

Obituary of Agnes Korff
Austin American, November 14, 1966

Annie Korff Witte died in Austin in 1971. She was living at 5906 Bull Creek Road, and was a housewife. She was born in 1889 in Shelby, Texas.

MRS. BEN O. (ANNIE) WITTE

Mrs. Ben O. (Annie) Witte, age 86, of 5906 Bull Creek Road, died at her home Sunday morning. She had been a resident of Austin for the past five years and was formerly of Shelby where her husband was a physician for more than 50 years.

Survivors include her husband, Dr. Ben O. Witte of Austin; a son, Ben Witte of Austin; a daughter, Mrs. Violet Minich of Austin; a granddaughter, Miss Sally Minich of Austin; five grandsons, Dr. Douglas Witte of Houston; Robert Witte, William Witte, Mike Witte and John Witte, all of Austin; a great-granddaughter, Miss Emily Witte of Houston; a number of nieces and nephews.

Funeral will be held Tuesday at 3 p.m. from the Von Minden Chapel at Round Top with the Rev. Don Blasak of the Shelby Lutheran Church officiating. Burial will be in the Shelby Cemetery under the direction of the Weed-Corley Funeral Home. The body will lie in state at the Weed-Corley Funeral Home.

Pallbearers will be grandsons, until Tuesday morning.

Obituary of Annie Korff Witte
Austin American, November 1, 1971

1920 U.S. Census

The 1920 U.S. Census shows Gertrude Wroe as the occupant of this house. She was 51, had been born in Texas, and was the chaperone for a sorority house.

Adeline Dashiell (ca. 1921 – ca. 1928)

Adeline Dashiell appears in the 1920 U.S. Census for Terrell, Kaufman County, Texas, where she owned her house. She was a 51-year old widow who had been born in Texas. With her lived her 3 daughters: Adeline, 17, who had been born in Tennessee; Catherine, 15, who had been born in Texas; and Celeste, 9, who had been born in Texas, as well as her brother, Lewis Wicks, 43, who had been born in Tennessee. No one in the family had an occupation listed.

According to her 1947 death certificate, Adelene Wicks Dashiell died in Goose Creek, Harris County, Texas on June 17, 1947. She was living in Highlands, Harris County, Texas at the time of her death. She was born in 1868 in Goliad, Texas, and was a housewife.

There was no obituary for Adeline Dashiell in the Austin newspapers.

1930 U.S. Census

The 1930 U.S. Census shows Ava Booth as the occupant of this house. She was a 46-year old Texas-born widow who is listed as a housemother for a sorority.

1940 U.S. Census

The 1940 U.S. Census shows Virginia E. Carter as the occupant of this house. She was a 59-year old Texas-born widow who had lived in Los Angeles in 1935. She is listed as the chaperone for a sorority house.

Phi Kappa Tau Fraternity

2100 Rio Grande St.

46

Q

-

24

D

-

**Frame recreation bldg. for fraternity
house.**

48785 8-1-51

\$250.00

Owner

-

Building permit to Phi Kappa Tau Fraternity for a frame recreation building (1951)

Joe Dacy	2100 Rio Grande St.
46 G	- 24 D

-

Brick addition to residence.

54736 8-13-53	\$450.00
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Owner

-

Building permit to Joe Dacy for a brick addition (1953)

Joe Dacy	2100 Rio Grande St.
46 (G)	24

Original City

Brick Veneer Remodle Residence into 7 Unit Apt		
		House.
77481	8-15-60	6000.00

owner

plans

W. on lot

S. on lot

APT HOUSE New partition walls, new sk & paint on
inside, new doors & windows. New
wiring-new plumbing-repair porch off stre
street parking provided.

Building permit to Joe Dacy to convert the house into an apartment house (1960)

OWNER	David L. Houston	ADDRESS	2100 Rio Grande
PLAT	46	LOT	G
		BLK.	24½
SUBDIVISION	Original City		
OCCUPANCY	Apt Bldg.		
BLDG. PERMIT #	177240	DATE	11-1-78
		OWNERS ESTIMATE	1,000.00
CONTRACTOR	Ron Houston	NO. OF FIXTURES	
WATER TAP REC#	SEWER TAP REC#		
Repair existing porch structure of 2 stry wd & mas apt Bldg (include replacement of sane 2nd floor			

Building permit to David L. Houston to repair and replace the porch structure (1978)