



**Delphine G. Carnes, Esquire**  
[dcarnes@delphinecarneslaw.com](mailto:dcarnes@delphinecarneslaw.com)

<b>Project Name</b>	<b>Howard Theatre</b>
Location	Washington, D.C. (Metro)
Total Federal QEI	\$26.36 million
Total Project Cost	\$28 million
No. of Community Development Entities (“CDEs”)	Three
Closing Date	May 25, 2011
Tax Credits Used	Federal NMTCs and Federal HTCs

On April 9-10, 2012, attorneys Delphine Carnes and Harriet Reynolds attended the ribbon cutting ceremony and grand opening reception for the historic Howard Theatre located near the corner of 7th and T Streets in Washington, DC, a venue on the “Chitlin Circuit” known for launching the careers of many famous African-American performers. The Howard Theatre originally opened in 1910 and was dubbed the “Theatre for the People” by The Washington Bee because it unified people through music and entertainment at a time when the nation was deeply divided by segregation. The theatre was boarded up in the 1980s and was finally reborn in 2012 as a result of a collaborative effort led by Howard Theatre Restoration, Inc., the District of Columbia and several private entities. Ellis Development Group managed the reconstruction of this historic landmark. The renovation of the Howard Theatre was made possible by a complex financing structure in which Ms. Carnes represented Hampton Roads Ventures, L.L.C. (HRV) in connection with the use of \$10 million of HRV’s New Markets Tax Credits allocation, combined with federal historic tax credits, Tax Increment Financing funds, traditional debt and grant monies.

