

[https://www.nwitimes.com/news/local/michigan-city-franklin-street-tower/article\\_04575796-ce15-11ef-9e96-afc0085f4b57.html](https://www.nwitimes.com/news/local/michigan-city-franklin-street-tower/article_04575796-ce15-11ef-9e96-afc0085f4b57.html)

ALERT FEATURED TOP STORY

## 12-story, \$101 million Franklin Street tower starting to go vertical in downtown Michigan City

Joseph S. Pete

Jan 9, 2025



Construction on The Franklin in downtown Michigan City is well under way. The garage is 90% complete.

John J. Watkins, The Times

Joseph S. Pete

**D**owntown Michigan City's skyline is starting to rise.

The 12-story, \$101 million Franklin at 11th Street Station building is now going vertical, with more high-rises on the way. The new mixed-use transit-oriented development and parking garage will span 431,693 square feet with the new South Shore Line station at Franklin and 11th Streets.

"We're pouring the foundation at the train station," Michigan City Mayor Angie Nelson Deutch said. "The parking garage is about 90% complete."

Indianapolis-based Flaherty & Collins is building the 220-unit apartment building, which will include ground-floor retail. A commercial real estate agent is now leasing space to prospective tenants, which could include a coffee shop and grab-and-go restaurant for commuters hopping on the train.

It's one of only three high-rise housing projects recently built in Indiana and the only outside of downtown Indianapolis.

---

## People are also reading...

- 1 School bus driver allegedly on heroin when arrested for OWI and neglect**
  - 2 Retailer to build world's largest Family Express at high-profile Von Tobel site on U.S. 30 in Schererville**
  - 3 UPDATE: Crackdown on dispensary pot continues in Porter County**
  - 4 Next Indiana lieutenant governor says 'don't comply' with hospital mask directives**
  - 5 6 Best Weight Loss Treatments: Ranking Top Weight Loss Solutions of 2025**
- 

"They have begun the foundation and the first floor. The foundation is being laid and it's going vertical," said Clarence Hulse, a member of the Michigan City Redevelopment Commission and the executive director of the Economic Development Corporation, Michigan City. "It's a mixed-used multi-family project,

one of the few transit-oriented developments with retail, commercial, residential and a parking garage being built anywhere in the country. It's going to bring a transformation to Michigan City."

The massive housing project will include 5,600 square feet of restaurant and retail space on the first floor, a rooftop sky lounge and views of Lake Michigan from many of the north-facing units. It's located next to the new 549-space parking garage and a new train station that is part of the South Shore's double-tracking project that shortens the commute to Chicago to just 65 minutes.

"This will bring more people to downtown Michigan City," Hulse said. "New residents will be able to roll out of bed and take the train to go to work. They will be able to get out of their pajamas and hop right on the train."

Originally just a parking garage for South Shore riders and the public, the project was expanded to a much larger mixed-use development. It will include studio, one-bedroom, two-bedroom and three-bedroom units that average 778 square feet. The units will include private balconies, stainless steel appliances, quartz countertops, LED lights, washers, dryers and modern finishes.

The building will include an outdoor movie screen, an outdoor lounge, heated swim spaces, fire pits, a dog park, a pet spa, grilling decks, a co-working cafe, conference rooms and EV charging stations.

Built on a 1.5-acre site by the new train station, the Franklin at 11th Street Station is supposed to cater to young professionals commuting to the city for work.

It's expected to bring more residents and density to the lakefront city on the south shore of Lake Michigan.

"New residents will help bring new businesses and spur new development," Hulse said. "More residents and higher incomes will mean more commercial and retail development. This is another transformation project that will keep Michigan City moving forward."

More than \$400 million in private sector investment is planned in downtown Michigan City. Other major projects, including **Sola**, **Fifth and Pine** and the Singing Sands working housing building, should start construction soon.

"This is the first project that made the headlines and opened the door for more projects," Hulse said. "It proved Michigan City was a good place for this type of investment. It was the training wheels, our proving grounds. Now investors and developers are handling larger projects."

The Franklin at 11th Street Station is slated to open next March, with leasing expected to begin several months before it opens.

---

**NWI Business Ins and Outs: Candy store, menswear store, Big Daddy's BBQ and Culver's opening; Benedict closes**

## Open

