

Residential project west of Boynton Beach switching to medical offices, day care

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Canyon Town Center west of Boynton Beach will soon be home to a daycare center and medical offices.

Until recently, that space was designated as residential.

The 200,000-square-foot shopping center at the southeast corner of Lyons Road and Boynton Beach Boulevard, which opened last year, is responding to market conditions, according to Michael Friedman, president of GL Commercial.

"With Canyon Town Center being the hub of the community and only commercial center nearby, this is a use that fits well with the growing population within the communities, the nearby school and the county athletic fields," he said.

GL Homes developed many of the family communities around the shopping center.

Palm Beach County Commissioners recently approved changes to the master plan for Canyon Town Center, which include converting the use of seven apartments above retail spaces to medical offices. Instead, seven apartments will be added to another free-standing, 34-unit apartment building. The apartments will be owned, leased and managed by GL Homes.

The timing is fortuitous. Workers are scheduled to break ground on the \$130 million, 80-bed Bethesda West Hospital on May 25.

The nonprofit hospital, which will be built on 58 acres at the northeast corner of Boynton Beach Boulevard and U.S. 441, about 1 mile west of Canyon Town Center, will serve as a satellite campus for the 401-bed Bethesda Memorial Hospital to the east.

The daycare center, The Learning Experience, will be in a freestanding building to the south of Walgreens near the Lyons Road entrance, and will have an outdoor play area adjacent to park land.

The Coalition of Boynton West Residential Associations, which represents 89 communities west of Boynton Beach, voted to support the changes at Canyon Town Center. Ken Lassiter, president of COBWRA, said residents were glad to learn that the roadway around the perimeter of the site is being redesigned to bypass the daycare center.

And they have no objection to putting medical offices above retail spaces.

"This is not downtown Brooklyn," Lassiter said. "This is the suburbs, and people here don't want residential over retail."