

TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

Inspection Due to a Proposed Change of Circumstances



Tusla I.D.:	TU2015CC294							
Name of Service	Gael Óga							
Address of Service:	Gaelscoil Pheig Sayers, Redemption Road, Cork. T23FK40							
Email Address:	irishearlylearning@gmail.com							
Name of Registered Provider:	Sonia Forde							
Type of Proposed Service:	Full Day Care		Part-Time		Sessional		Temporary	V
	Drop-In		Childminding		Temporary			
Proposed change:	Change in service address from North Monastery Primary School, North Monastery Road, Cork, T23 VY17 to Gaelscoil Pheig Sayers, Redemption Road, Cork. T23FK40 Change in hours of operation 09:00 to 12:30 hours to 08:45 to 11:45 hours Change in number of children from 40 to 20							
Proposed Number of Children:	20							
Recommended Change Following Inspection:	Gael Óga will be a registered early years sessional service catering for children from aged 2 years 8 months to 6 years (ECCE) Opening hours are from 08:45 to 11:45 hours Monday to Friday, for 22 Children							
Registered change:	Change in service address Change in number of children from 40 to 22 children Change in hours of operation 09:00 – 12:30 to 08:45- 11:45							
Date of Inspection:	2	8	0	8	2	0	2	5
Inspection undertaken by:	M. O' Reilly							
Title:	Early Years Inspector							
Tusla Early Years Inspectorate Address:	Early Years Inspectorate, Child & Family Agency Hospital Grounds, Coolnagarrane, Skibbereen, Co Cork P81 PD78							

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Rationale for Inspection: Proposed Change of Circumstance

Note: For Office use only, to be completed by Registration Office

Registration Status:	Registered Sessional Service for 22 Children
Date of Registration	5th September 2025

Authority to Inspect

The Tusla Early Years Inspectorate carries out inspections of Early Years Services under Section 58(D) of the Child Care Act 1991 (as inserted by Section 92 of the Child and Family Agency Act 2013).

Description of Service	Gael Óga proposes to operate a morning sessional service catering for children aged from two years eight months to six years attending the Early Childhood Care and Education (ECCE) scheme. The proposed opening times that the service will be carried out are from 08:45 to 11:45 hours each day Monday to Friday.
Premises	Gael Óga is an old two storey premise. It is attached to Gaelscoil Pheig Sayers. The registered provider previously operated an early years service from this same building but relocated the service to another premise for a few years. The facility consists of one playroom and one children's toilet on the ground floor. The second playroom and children's toilet are on the first floor of the building. There is a staff room/kitchen area and staff toilet located on the second floor. The children will have no access to the second floor. There is a small outdoor play area in front of the premise. The children will have access to one of the secured Gaelscoil outdoor play areas in rotation with the classrooms that is located within the grounds of the Gaelscoil. There is no specific set down area for the preschool. The person in charge stated there is a car park located to the rear side of the Gaelscoil that parents of the children attending the preschool can access at drop off and collection times.
Staffing	It is proposed that there will be two staff employed to work directly with the children when the facility opens in September 2025. The proposed person in charge and the adult that propose to work directly with the children at the service will have completed a major award in Early Childhood Care and Education.
Methodology	<p>The inspection was an announced inspection to assess compliance with the Childcare Act 1991 (Early Years Services) Regulations 2016 and Childcare Act 1991 (Early Years Services) (Amendment) Regulations 2016. The Inspection focused on regulations under the following themes: Governance, Health, Welfare and Development of the child, Safety and Premises.</p> <p>The findings on inspection based on information obtained through examination of documentation, direct observation, and discussion with relevant staff are documented in the inspection report and taken into consideration when making a decision in relation to registering the change in circumstance. The Inspectorate reserves the right to edit</p>

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	responses received for reasons including clarity; completeness; and compliance with administrative and legal processes. The contents of the report are compiled by the inspectorate body.
Acknowledgements	The Inspector wishes to acknowledge the cooperation of the person in charge, who was present on the day of the inspection.

Part III - Management and Staff

Regulation 9 – Management and Recruitment

(1) A registered provider shall ensure that—

(a) the service has a designated person in charge and a named person who is able to deputise as required.

Requirement met:	The requirement has been met. (1)(a) The person in charge stated that she was the appointed person in charge of the service and that another adult had been appointed as the named deputy for the service. Post inspection the registered provider informed me that they have recruited a third staff member with a childcare qualification to work in the service.
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Part III - Management and Staff

Regulation 11 -Staffing Levels

(1) Subject to this Regulation, a registered provider shall ensure that there is at all times an adequate number of adults working directly with the children attending the pre-school service.

Requirement met:	The requirement has been met. (1) The fit for purpose inspection was carried out in the absence of children. It is proposed that two adults will be employed who will work directly with the children when service is operating.
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Part V - Care of Child in Pre-school Service

Regulation 20 - Facilities for Rest and Play

- (1) *Subject to this Regulation, a registered provider shall ensure that—*
- (a) *having regard to the number of pre-school children attending the service, their respective ages and the amount of time they spend on the premises, there are adequate and suitable facilities for each child to play indoors and, where required by these Regulations, outdoors, during the day, and*
 - (b) *there are adequate and suitable facilities for a pre-school child to rest during the day, and in the case of an overnight pre-school service, during the day and the night.*
- (2) *A registered provider—*
- (b) *of a full day care service, a part-time day care service, a sessional preschool service or a childminding service that moves premises on or after 30 June 2016, shall ensure that a suitable, safe and secure outdoor space to which the preschool children attending the service have access on a daily basis is provided on the premises.*

Requirement met:

(1) The requirement has been met.

While there are two playrooms, initially there will only be one playroom, Seomra 2 on the first floor in operation, accommodating the 14 children registered to commence in the service. Once the children settle in, the person in charge stated that she plans on opening Seomra 1 on the ground floor as a sensory room for the children.

(a) There was a selection of activities, equipment and play materials that were functioning and maintained in good condition. There were adequate numbers of tables and chairs for the initial number of children proposed to attend in Seomra 2. There is a designated small outdoor play space available in front of the service.

(b) The person in charge stated that she was awaiting the delivery of soft seating.

(2)(a), (3)(a) There is a small designated outdoor play area provided to the front the premise that leads to the main entrance door. There is a wheelchair ramp leading to the main entrance door with metal bars to the side of the ramp. The outdoor play area has an all-weather tile surface. The outdoor play area is secured by the premise, Gaelscoil building, low wooden fences, two low wooden gates and one high metal gate. The following is playing equipment for the outdoor play area a kitchen unit, sand unit, ride on toys, child sized tables and chairs. The person in charge showed me the all-weather outdoor play area that the children in the preschool will have access to in rotation with the classrooms in the Gaelscoil. The outdoor play area is secured with a high metal fence and gate.

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Part V - Care of Child in Pre-school Service

Regulation 22 – Food and Drink

A registered provider shall ensure that adequate and suitable, nutritious and varied food and drink is available for each pre-school child attending the pre-school service.

Requirement met:

The requirement has been met.

- It is proposed that the parents will provide all the food and drink requirements for the children while attending the service.
- The children will have easy access to their drinking bottles that will be located at child height during the hours of operation.
- One fridge is provided to store perishable foods provided by parents. The person in charge stated that a second fridge will be provided when the second playroom is in operation.

Part VI – Safety

Regulation 23 - Safeguarding health, safety and welfare of child

A registered provider shall ensure that all reasonable measures are taken to safeguard the health, safety and welfare of a pre-school child attending the service and that the environment of the service is safe.

Requirement met:

The requirements have been partially met.

- The wooden entrance door located on the ground floor is the only door in the service that leads outside and is also the emergency fire exit door. The lock at the entrance door to the preschool is at adult height reducing the risk of unauthorised access by a person onto the premise or the leaving of an unsupervised child.
- The main stairwell to the playroom has a handrail at child and adult height.
- All toys and play equipment in the proposed playroom are safe and in good condition.
- All bins in the service were pedal operated and lidded.
- There was thermostatically controlled warm water at all wash hand basins in the service.
- There are a number of openable windows in the playroom. There is one openable window in each of the children's and adult toilet facilities.
- Cleaning equipment and materials will be stored in areas that are inaccessible to children.
- Safe storage is provided for the children's belongings which includes their coats and bags that will be stored in cubby shelf area in the entrance area to Seomra 1

Requirement not met:

1. There are two internal stairs in the service. The stairwell is also the only emergency fire exit route in the service. Prior to inspection the registered provider had put a stair gate at the foot of the stairs on the ground floor. There are two stair gates located on the first floor, one at the top of the stairs leading to Seomra 1. The other stair gate is at the foot of the stairs leading to the second floor. The emergency fire exit route is considered obstructed.

	<p>A referral was sent to the Fire Safety Department in Cork City Council.</p> <ol style="list-style-type: none"> 2. At time of inspection there were two loose and accessible electrical cables in Seomra 1. 3. The ground surface in at least two areas of the designated outdoor play area in front of the premise was uneven and posed a risk of injury to the children when playing outdoors. 4. There was an area outside, adjacent to the entrance door, at child height where wires and pipes were exposed. The area around the wires and pipes was not in a proper state of repair and there was visible evidence of dirt, dust and decay. 5. There was a large, grated, drain cover located below the ground surface level on the entrance way to the preschool. This area posed a risk to children. 6. The two low wooden gates in the outdoor play area were not adequately secured to prevent unauthorised access in or prevent unsupervised access by a child. 7. There was a high metal gate not adequately secured leading from the outdoor play area to the side of the premise to where refuse bins were stored which posed a risk to the children when playing outdoors. 8. There were two protruding cement windowsills at child height located in the outdoor play area that posed a risk to the children when playing outdoors. 9. While the all-weather surface tiles in the outdoor play area had been power washed. The corners of the individual tiles were lifting and there were spaces between the tiles that were considered trip hazards in their present state. 10. Children had access to a cover around the letter box area in the inner side of the entrance door which was in poor repair. 11. The door into a storage area located beside Seomra 1 was not closing properly which posed a risk to children when playing in the playroom. 12. There were no visibility strips on the glass door at child height located between the entrance hall and Seomra 1 which posed a risk to children when playing in this internal area.
<p>Response from Provider:</p>	<p>The registered provider recorded the following corrective action taken to address the requirements not met at time of Fit for Purpose Inspection</p> <ol style="list-style-type: none"> 1. The three stair gates have been removed from the stairwell. The stairs which is also the emergency fire exit route is now free from obstruction. The Early Years Inspectorate Department received an acknowledgement from Cork City Fire Department on receipt of the fire referral, and they will visit the premise in due course. 2. The two electrical cables are now encased in Seomra 1. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 3. The registered provider stated work is planned to take place to even the ground surface of the designated outdoor play area. The registered provider stated that the proposed date for the work to be completed in the outdoor play area is the end of September 2025. In the meantime, the children have access to the Gaelscoil outdoor play area in rotation with the classrooms in the school each day. The designated outdoor play area is located beside the main entrance door and as the ground surface remains uneven, the registered provider stated that

	<p>children will be carefully supervised by staff arriving and departing from the service each day until the planned works in the outdoor play area are completed.</p> <ol style="list-style-type: none"> 4. The area outside, adjacent to the entrance door, at child height where wires and pipes were exposed is now encased by a painted wooden fence. Children no longer have access to this area. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 5. The large, grated, drain cover located below the ground surface level on the entrance way to the preschool is now encased and children have no access to this area. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 6. The two low wooden gates in the outdoor play area are now adequately secured with locks to prevent unauthorised access in or prevent unsupervised access by a child while the service is in operation. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 7. There is a lock on the high metal gate leading from the outdoor play area to where refuse bins are stored ensuring the children have no access to this area when playing outdoors. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 8. The two protruding cement windowsills at child height located in the outdoor play area are now covered with soft padding. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 9. When work is completed on levelling the ground surface under the all-weather tiles in the designated outdoor play area. The registered provider stated the individual all weather tiles will be refitted and there will be no space between the all-weather tiles and the corners of the all-weather tiles will not be lifting. In the meantime, the children have access to the Gaelscoil outdoor play area in rotation with the classrooms in the Gaelscoil. The registered provider stated work is proposed to be completed by the end of September 2025. The designated outdoor play area is located beside the main entrance door of the service. As the ground surface remains uneven, with poor fitting of all-weather tiles and corners of the tiles lifting. The registered provider stated that children will have be carefully supervised by staff when arriving and departing from the service each day until the planned works in the outdoor play area are completed. 10. The cover around the letter box area in the inner side of the entrance door was removed and there is a rubber cover now in place. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 11. The door into a storage area located beside Seomra 1 can now be closed. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 12. There are visibility strips on the glass door at child height located between the entrance hall and Seomra 1. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate
Summary Comment:	The requirements have been met.

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Part VI - Safety

Regulation 25 – First Aid

- (1) A registered provider shall ensure that a person trained in first aid for children is, at all times, immediately available to the children attending the pre-school service.
- (2) A registered provider shall ensure that a suitably equipped first aid box for children—
- is safely stored in an easily accessible and conspicuous position on the premises, and
 - is available to the children attending the pre-school service at all times.

Requirement not met:

- (1) At time of inspection there was no written evidence to confirm that the two adults appointed to work in the service had a current first aid responder (FAR) training.
- (2) (a) (b)
There was a first aid box stored at adult height in Seomra 2. The first aid box was not fully equipped. On review of the first aid equipment, many of the first aid supplies had surpassed the recorded expiry date.

Response from Provider:

- (1) Since the inspection the registered provider has advised in writing that a third member of staff has been recruited to work in the service. The third named member of staff has a current first aid responder (FAR) training certificate. A copy of the first aid responder (FAR) training certificate was forward to the Early Years Inspectorate and deemed satisfactory.
- (2)(a)(b) Photographic evidence and purchase invoice of first aid supplies was forward to the forward to the Early Years Inspectorate and deemed satisfactory.

Summary Comment:

The requirements have been met.

Part VI – Safety

Regulation 26 – Fire Safety Measures

- (1) A registered provider shall ensure that a record in writing is kept of—
- any fire drill that takes place in the premises, and
 - the number, type and maintenance record of fire fighting equipment and smoke alarms in the premises.
- (4) A notice of the procedures to be followed in the event of fire shall be displayed in a conspicuous position in the premises.

Requirement met:

- The requirement has been partially met.
- (1)
(b) It was recorded that fire equipment was last serviced on 20 August 2025.

Requirement not met:

- (1)
(a) There was no form in place for recording monthly fire drills.
(b) There was no record on file at time of inspection of when the mains operated smoke alarm system in the service was last tested and serviced
- (4)
- The service had no signposted designated assembly point, in the event of a fire.
 - No notice of procedures to be followed in the event of a fire is displayed on the walls of the service.

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Response from Provider:	<p>(1)</p> <p>(a)</p> <p>(b) Written evidence was forward from the expert fire company, stating that the premise that Gael Óga will operate from was included when they were last checking the fire alarms in the campus. Received a record stating the mains operated smoke alarm system in the service was last tested and serviced on the 21 May 2025.</p> <p>(4)</p> <ul style="list-style-type: none"> Photographic evidence of assembly point signage located near the Gaelscoil outdoor play area was forwarded. Notice of the procedure to be followed in the event of a fire is now located in the service
Summary Comment:	The requirements have been met.

Part VI – Safety

Regulation 28 – Insurance

A registered provider shall ensure that the pre-school service is adequately insured.

Requirement met:	<p>The requirement has been partially met. Evidence of insurance was available. An insurance certificate was available indicating cover for 20 children attending a sessional service. The insurance certificate expires on the 27 March 2026. While the service has space to accommodate 22 children. There are 14 children booked to commence in the service in September 2025 hence the reason the current insurance covers a maximum of 20 children at present. The registered provider is aware that if more than 20 children will attend the service at any one time, the insurance cover will be amended to reflect the increase in the number of children in attendance in the service.</p>
Requirement not met:	<p>The following information was not recovered on the insurance details:</p> <ul style="list-style-type: none"> The address recorded on the insurance record was incorrect. No written evidence of fire and theft cover
Response from Provider:	A copy of the amended insurance certificate with the correct address, cover for 22 children attending a sessional service and evidence of fire and theft cover. The insurance certificate expires on the 27 March 2026.
Summary Comment:	The requirement has been met.

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Part VII – Premises and Space Requirements

Regulation 29 – Premises

A registered provider shall ensure that the premises of the service are—

- (a) of sound and stable structure,
- (b) safe and secure,
- (c) kept adequately lit, heated and ventilated,
- (d) cleaned, maintained and repaired, as required, and
- (e) equipped with adequate and suitable sanitary facilities.

Requirement met:

The requirement has been partially met.

(a) The provider proposes to operate a service in a facility that has been adapted to provide an early years service. From a visual assessment, there was no visible signs of internal moulds or cracks.

(b) The entrance door was adequately secured to prevent access by an unauthorised adult or unsupervised access by a child as there was an internal lock in place at adult height.

(c) Natural ventilation is supplied through openable windows located in the proposed playrooms and the children’s and adult sanitary facilities. There are 4 windows in Seomra 1 and 3 in Seomra 2. The openable part of the windows is at adult height. There is one openable window in each of the three toilet facilities in the service.

Adequate light in the care room and toilet facilities is supplied by a combination of natural light and ceiling lights with protective covers.

The premise has gas heated radiators all with radiator covers in place. There are three gas operated radiators in Seomra 1 and 4 in Seomra 2.

The playroom and toilet area air temperatures were recorded at between 19 and 20°C during the inspection. The care room temperature should be maintained between 18°C and 22°C.

(d) Cleaning schedules templates were available, and all the play materials were clean and in good condition.

(e) There is a total of two designated toilets, and two wash hand basins provided for the children in the service. There is one designated toilet and wash hand basin available for use by the adults on the second floor.

The premise is serviced by a public sewage system and the water source is from a public supply.

There is a pest control system in place. The facility was last checked on the 25 July 2025

Requirement not met:

(c) The gas heating was not functioning. A plumber had been called to review the reason why the heating was not working in the service.

(d)

1. Children had access to a grated drainpipe cover located below the ground surface level on the entrance way to the preschool. There was evidence of dirt and grim on the grate.
2. There were downpipes at child height in the outdoor area that the paint was peeling off and were in a poor state of repair.

	<ol style="list-style-type: none"> 3. The Gaelscoil building is located to the side of the walkway into the preschool and is the part of the boundary of the outdoor play area. There was obvious dirt, dust, cracked peeling paint and rubble on the windowsills of the Gaelscoil. A deep clean of these windowsill areas is required. 4. The two low wooden gates in the outdoor play area had a visible green mould staining on the wood that needed removing. 5. The surface wall in the landing of the first floor was loose as the plumber had to remove same to access the heating pipes. 6. The washable adhesive surface located above the wash hand basin in Seomra 1 was peeling away from the wall. 7. Children had access to exposed pipes that were located under the wash hand basins in both playrooms and in the two children’s toilets. 8. Cobwebs were visible on the entrance door and in the entrance hall area both inside and outside. 9. The glass in the windows in Seomra 1 were grubby and required cleaning. 10. There was smell of must in the storage area beside Seomra 1. The storage area required to be decluttered and deep cleaned. 11. Some of the taps in the service were tarnished. The taps required the necessary cleaning to remove the tarnish. <p>(e)</p> <ol style="list-style-type: none"> 12. There was no antibacterial liquid soap at any of the wash hand basins in the toilet facilities 13. There was no wall mounted disposable paper hand towel dispensers available at the wash hand basins for hygienic hand drying in the adult and children’s toilet facilities and near the wash hand basins in the playrooms.
<p>Response from Provider:</p>	<p>(c)Received written confirmation from the plumber stating that the gas heating in the service is now working.</p> <p>(d)</p> <ol style="list-style-type: none"> 1. The grated drainpipe cover is now encased, and children no longer have access to this area. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 2. One downpipe is now encased, and the children no longer have access to same. The registered provider stated that painting works are currently taking place in the Gaelscoil and the remaining downpipes are included in that painting works to be completed in the exterior of the building. 3. The registered provider stated that the windowsills in the Gaelscoil have been power washed and all the dirt, dust, cracked peeling paint and rubble have been removed. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 4. The green mould staining on the two low wooden gates in the outdoor play area has been removed. The gates have been washed and painted. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 5. The registered provider stated a temporary barrier over the damaged surface board wall in the landing of the first floor near Seomra 2 is now in

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	<p>place. The registered provider stated that repair of the wall will be completed by the end of September 2025.</p> <ol style="list-style-type: none"> 6. The washable adhesive wall surface located above the wash hand basin in Seomra 1 was removed and replaced. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate 7. Children no longer have access to exposed pipes that were located under the wash hand basins in both playrooms and in the two children's toilets as they are now boarded close. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 8. The registered provider stated cobwebs were removed on the entrance door both inside and outside and in the entrance hall area. 9. The registered provider stated the glass in the windows in Seomra 1 have now been cleaned. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. 10. The storage area beside Seomra 1 was cleared of all items in storage, deep cleaned and there is a dehumidifier in place. 11. The taps in the wash hand basins were deep cleaned and tarnish removed. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate. <p>(e)</p> <ol style="list-style-type: none"> 12. The registered provider stated: there is liquid soap dispensers at the wash hand basins in the toilet facilities and playrooms. 13. There are wall mounted hand towel dispensers available at the wash hand basins for hygienic hand drying in the toilet facilities and near the wash hand basins in the playrooms. Photographic evidence of the corrective action taken was forward to the Early Years Inspectorate.
Summary Comment:	The requirements have been met.

Part VII – Premises and Space Requirements

Regulation 30 – Minimum Space Requirements

(1) Subject to paragraphs (2) to (6), a registered provider shall ensure that adequate clear floor space is available in the premises for the work, play and movement of children attending the pre-school service.

(3) A registered provider of a sessional pre-school service or a pre-school service in a drop-in centre shall ensure that a minimum of 1.818 square metres of clear floor space is available for each child attending the service.

Requirement met:	<p>The requirement has been met.</p> <p>(1) Adequate floor space is provided in Seomra 1 and Seomra 2 to enable the free movement of children, as they engage in play and learning activities.</p> <p>The available clear floor space meets the requirement for a maximum of 22 children between the two proposed playrooms.</p> <p><u>Seomra 1</u> (located on the ground floor).</p> <p>The room measured 16m². The playroom has sufficient floor space for the proposed 9 (ECCE) early years children to attend the sessional service each morning.</p>
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Seomra 2 (located on the first floor).

The room measured 24.56m². The playroom has sufficient floor space for the proposed 14 (ECCE) early years children to attend the sessional service each morning.

(3) The total floor space of 16m² in Seomra 1 allows for the proposed 9 sessional (ECCE) children in Seomra 1 and the total floor space of 24.56m² in Seomra 2 allows for the proposed 14 (ECCE) children. A maximum of 22 children with a minimum of 1.818m² of clear floor space per child can attend the proposed sessional service each morning when both Seomra 1 and Seomra 2 are in operation.