

TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

Inspection Due to a Proposed Change of Circumstances



Tusla I.D:	TU2015DS025							
Name of Service	Discoveries Creche & Montessori							
Address of Service:	Old Court Centre, Firhouse, Dublin 24, D24 CX83							
Email Address:	info@discoveries.ie							
Name of Registered Provider:	Lena O'Sullivan, Liz Mahon							
Type of Proposed Service:	Full Day Care	☒	Part-Time	☒	Sessional	☒		
	Drop-In	☐	Childminding	☐	Temporary	☐		
Proposed change:	Change in the number of children from 45 to 60 children							
Proposed Number of Children:	60							
Recommended Change Following Inspection:	Increase in number of children accommodated from 45 to 60							
Registered change:	Change in the number of children from 45 to 60 children							
Date of Inspection:	1	0	0	4	2	0	2	6
Inspection undertaken by:	H Sutherland and R Duff							
Title:	Early Years Inspectors							
Tusla Early Years Inspectorate Address:	Floor 7 Brunel Building, Heuston South Quarter, St. John's Road West, Kilmainham, Dublin 8							
Rationale for Inspection:								
Proposed Change of Circumstance								

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

Registration Status:	Registered Full Day, Part-Time & Sessional Service for 60 Children
Date of Registration	15 May 2026

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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	Discoveries Creche & Montessori is a private full day; part time and sessional service located in Firhouse Dublin 24. The service operates Monday to Friday from 7.30am to 6pm and is currently registered to accommodate 45 preschool children aged 0 to 6 years.
Premises	The service operates from the ground floor of a purposely adapted two storey building located in a business centre. Children are allocated to one of three rooms according to their age. The service has a dedicated sleep room, sanitary facilities and an outdoor area to the rear of the premises.
Staffing	There are 20 staff members employed to work in the service including one of the registered providers, the person in charge, a chef and a domestic worker.
Methodology	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. 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 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 inspectors wish to acknowledge the cooperation of the registered provider, person in charge, staff and children who were 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 of Regulation 9 (1) (a) has been met. (a) The service has a designated person in charge and a named person to deputise as required.
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Part III - Management and Staff

Regulation 11 -Staffing Levels

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(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 registered provider stated there will be an adequate number of adults working directly with the children attending the pre-school service
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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:	The requirement has been met. (1) (a) Appropriate and suitable facilities were made available for the children to engage in both indoor and outdoor play. The three care rooms were laid out with a variety of equipment and play materials arranged on accessible, open low level shelving units. (b) Adequate and suitable rest facilities were available for children to rest during the day if required. (2) (b) The service has a suitable, secured outdoor play area to the rear of the premises. The space has a shock absorbent surface and was adequately equipped with play materials.
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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. Facilities for storing perishable foods were available in the service. All of the children's meals are prepared onsite including, breakfast, a morning snack, a hot lunch and an evening meal. Drinking water was available to the children.
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Part VI – Safety

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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 requirement has been met.
The entrance door to the service was adequately secured to prevent unauthorised persons from entering and to ensure children could not exit unsupervised.
The storage facilities and kitchen were inaccessible to children.
There was safe storage for cleaning agents.
There was a shock-absorbing surface installed in the outdoor area.
Pedal operated bins were in use in the sanitary areas, care rooms and outdoor area to support the safe disposal of waste.
Liquid soap, warm water and single use paper towels were available to facilitate handwashing.
Routine cleaning schedules were available.

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—*
(a) is safely stored in an easily accessible and conspicuous position on the premises, and
(b) is available to the children attending the pre-school service at all times.

Requirement met:

The requirement has been met.
(1) There was evidence to show that an adult holding certification in First Aid Responder (FAR) training was available to the children at all times during the operational hours of the service.
(2)
 (a) Suitably equipped first aid boxes were available and stored safely in an easily accessible and prominent position in each of the care rooms.
 (b) The first aid boxes were observed to be easily available to the adults caring for the children attending the service.

Part VI – Safety

Regulation 26 – Fire Safety Measures

- (1) *A registered provider shall ensure that a record in writing is kept of—*
(a) any fire drill that takes place in the premises, and
(b) 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.*

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Requirement met:	The requirement has been met. (1) (a) There was evidence to show that fire drills take place monthly in the service and appropriate documentation was in place to record them. (b) The number, type and maintenance record of firefighting equipment and smoke alarms on the premises were up to date. Fire extinguishers were serviced in April 2026, and smoke alarms were serviced on 27 February 2026. (4) The procedures to be followed in the event of a fire were displayed in each of the care rooms and the communal areas.
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Part VI – Safety

Regulation 28 – Insurance

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

Requirement met:	There was evidence of insurance cover for full-time day care for 60 children. The certificate is valid until the 25 March 2027.
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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:	(a) The service is located on the ground level of a purposely adapted two storeys building and appears to be of sound and stable structure. (b) The main entrance to the service was appropriately safe and secure on the day of inspection. The outdoor area was secured to prevent a child exiting the area unsupervised and unauthorised access. (c) The service was adequately lit, heated and ventilated. Each of the care rooms had good levels of natural and artificial lighting and were ventilated with openable windows. The premises was heated by a gas fired central heating system and the care room temperatures were maintained between 18-22°C. (d) The premises was clean and well maintained and cleaning schedules were in place outlining daily tasks. (e) The service was equipped with adequate and suitable sanitary facilities. There were four toilets, six wash hand basins and three nappy changing units within the children's sanitary accommodation. Two separate bathrooms were available for staff members.
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Part VII – Premises and Space Requirements

Regulation 30 – Minimum Space Requirements

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- (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.
- (2) A registered provider of a full day care service or a part-time day care service shall ensure that the minimum amount of clear floor space specified in column (3) of Schedule 7 opposite a particular reference number specified in column (1) of that Schedule in respect of the age range of children specified in column (2) thereof at that reference number is available for each child in that age range attending the 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.
- (4) Where a registered provider contemporaneously provides—
- (a) a sessional pre-school service, and
 - (b) a full day care service or a part-time day care service, or both, the minimum clear floor space applicable for the duration of the sessional preschool service in respect of the children attending that service shall be the floor space specified in paragraph (3).

Requirement met:

The requirement has been met.

(1) Adequate clear floor space was provided for the work, play and movement of children attending the service.

(2) The service had adequate clear floor space to provide for full day, part-time and sessional care for 60 children at any one time, with capacity within each room and age group operating in accordance with the approved age ranges as outlined below.

Room	Clear Floor Space	Proposed Age of children	Maximum number of children
Baby room	33.25 m ²	0-1 1-2	10 FDC 12 FDC
Playgroup and Quiet room	55.45 m ² + 5.9 m ²	1-2 2-3	22 FDC 26 FDC
Montessori room	38.76	3-6 2 yrs 8 months - 5 2 yrs 8 months - 5	17 FDC 22 sessional -am 22 sessional -pm

(4) There was adequate floor space available to suitably accommodate children attending a concurrent sessional service.