

# TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

## Initial Inspection of Proposed New Service

**Tusla I.D:** TU2025CC009

**Name of Service:** Cocoon Childcare

**Address of Service:** Heathfield, Ballincollig, Co Cork

**Email Address:** nikki@cocoonchildcare.ie

**Name of Proposed Registered Provider:** Nikki Battams

<b>Type of Proposed Service:</b>	<b>Full Day Care</b>	<input checked="" type="checkbox"/>	<b>Part-Time</b>	<input type="checkbox"/>	<b>Drop-In</b>	<input type="checkbox"/>
	<b>Sessional</b>	<input checked="" type="checkbox"/>	<b>Childminding</b>	<input type="checkbox"/>	<b>Temporary</b>	<input type="checkbox"/>

**Proposed service type:** Full Day Care, Sessional

**Proposed Number of Children:** 136

**Outcome of the F06 Inspection**  
(e.g., type of service, numbers, age ranges, times,)  
Full day care service for 136 children during sessional hours (118 Max attending Full Day Care). Age range of children will be 0 to 6 years. Hours of operation from 7.30am to 6.30pm.

**Registered service:** Registered Full Day Care & Sessional service for 136 children (Max 118 Full Day Care)

**Date of Inspection:** 1 6 1 0 2 0 2 5

**Inspection Undertaken by:** D Prendergast & B Fraher

**Title:** Early Years Inspectors

**Tusla Early Years Inspectorate Address:** Early Years Inspectorate, Administration Building, St Mary's Health Campus, Gurrabraher, Cork T23 X440

**Rationale for Inspection**  
**Proposed New Service**

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

**Registration Status:** Registered Full Day Care & Sessional service for 136 children (Max 118 Full Day Care)

**Date of Registration:** 21<sup>st</sup> October 2025

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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).

<b>Description of Service</b>	It is proposed that Cocoon Childcare Ballincollig will provide a full day care service for children aged 0 to 6 years. This will include a sessional service for children attending the Early Childhood Care and Education (ECCE) Scheme, from 9.30am to 12.30pm.
<b>Premises</b>	The proposed childcare facility consists of a single storey, purpose built, premises, situated in a residential area of Ballincollig in Co Cork. There are eight care rooms, each with adjoining sanitary facilities. Two sleep rooms are available, along with a kitchen, an office, a staff room, a laundry room, a sluice room, staff sanitary facilities and a store room. An enclosed outdoor play area is available onsite.
<b>Staffing</b>	Thirty staff are proposed for the early years service. The proposed registered provider will not be based at the setting.
<b>Methodology</b>	<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 four 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 the registering application. 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.</p>
<b>Acknowledgement</b>	The inspectors wish to acknowledge the cooperation of the proposed registered provider and staff members who were present on the day of the inspection.

Part III - Management and Staff	
Regulation 9 – Management and Recruitment	
<p><i>(1) A registered provider shall ensure that—</i></p> <p style="padding-left: 40px;"><i>(a) the service has a designated person in charge and a named person who is able to deputise as required.</i></p>	
<b>Requirement met:</b>	<p>The requirement has been met.</p> <p>(1)</p> <p>(a) A person in charge and a deputy have been assigned to the proposed service. This information is displayed in writing.</p>

Part III - Management and Staff	
Regulation 11 -Staffing Levels	
<p><i>(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.</i></p>	
<b>Requirement met:</b>	<p>The requirement has been met.</p> <p>(1) The adult to child ratios are proposed to be ensured as follows:</p> <ul style="list-style-type: none"> <li>• In the Wobbler 1 room, there will be 2 staff working directly with 10 children, aged 1 to 2 years.</li> <li>• Wobbler 2 will cater for up to 14 children, with an age range of 1 to 2 years and 3 adults will be available to these children.</li> <li>• There will be 2 adults responsible for the direct care and education of 12 children in the Toddler 1 room, who will be aged 2 to 3 years.</li> <li>• Eighteen children, aged 2 to 3 years will be accommodated in Toddler 2 and there will be 3 adults assigned to this room.</li> <li>• Up to 16 children, aged 3 to 4 years will attend Junior Pre-school, with 2 adults responsible for their direct care.</li> <li>• Preschool 1, 2 and 3 will each facilitate up to 22 children, between the age of 3 to 5 years, during the sessional service and these rooms will each be staffed by 2 adults. Up to 16 children per room will remain for full day care and 2 staff will be available in each room.</li> </ul>

Part V - Care of Child in Pre-school Service
Regulation 20 - Facilities for Rest and Play
<p><i>(1) Subject to this Regulation, a registered provider shall ensure that—</i></p> <p style="padding-left: 40px;"><i>(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</i></p>

(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—*

(a) *of a full day care service, a part-time day care service, a sessional preschool service or a childminding service that is registered for the first time 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)

- The care rooms each offer a variety of developmentally appropriate play and learning materials, which are visible and accessible at child level.
- The range of play resources includes well stocked home corners, construction materials, shape sorters, musical instruments, themed activity tables, sensory toys and art supplies.
- Some child-sized tables and chairs are available in the care rooms and an additional supply has been ordered, with delivery awaited.
- The outdoor play space is resourced with a range of equipment, which promotes exploration, active movement and gross motor development.

(b)

- Within the building, there are two sleep rooms. The sleep room adjoining Wobbler 1 is furnished with 9 standard cots and safety mattresses and there are 11 cots in the Wobbler 2 sleep room.
- There are eight floor beds accessible. The proposed registered provider is aware of the requirement to complete an individual sleep plan and risk assessment, in respect of each child aged 15 months to 2 years, who will be using a floor bed.
- There are 60 stackable beds held in storage for any child aged over 2 years, who may require sleep.
- Linen for the cots and beds will be supplied by and laundered at the childcare facility.
- Rest areas have been incorporated into each of the care rooms, for any child that may require quiet time or space to relax during the day.

(2)

(a) A suitable, safe and secure outdoor play environment is located on the premises.

# TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

## Initial Inspection of Proposed New Service

### Part V – Care of Children in Pre-School Services

#### 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.

- The proposed registered provider has advised that a copy of the healthy eating policy will be shared with the children’s parents.
- It is proposed that five mealtimes will be facilitated over the course of the day and catered by the service; breakfast, a mid-morning snack, a hot lunch meal, an afternoon snack and tea. A four week menu plan has been devised.
- Alternative meal options will be available and offered to children, as needed.
- Where infant formula feeds are required, these will be prepared at home and refrigerated in the service, upon arrival.
- A fully equipped kitchen is available for the storage, preparation and cooking of food.
- Drinking water will be accessible to children both during and outside of mealtimes.
- Appropriate crockery and cutlery will be provided at mealtimes.

### 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 requirement has been met.

##### General safety:

- Suitable safety clips are in place to secure blind cords.
- Cleaning products are appropriately stored in locations that are inaccessible to children.
- Visibility strips have been fitted to low-level glass panels.
- All of the recorded warm water temperatures are below 43°C.
- Fire exit routes are clear and fire exit signage is illuminated.
- Firefighting equipment is safely stored.

##### Infection control:

- Handwashing facilities include warm running water, liquid soap and paper towel dispensers.

	<ul style="list-style-type: none"> <li>• Foot pedal operated bins are available for the hygienic disposal of used paper towels and nappies.</li> <li>• The designated nappy changing areas are equipped with single use aprons and gloves.</li> <li>• All of the cot mattresses are waterproof.</li> <li>• Individual wall hooks have been installed, to store the children’s coats and bags.</li> </ul>
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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—
- (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) Up to date First Aid Responder (FAR) certificates are on file for two staff members. The proposed registered provider is aware that a FAR trained adult must be available to the children throughout the hours of operation.
- (2)
- (a) Four adequately stocked first aid kits are available in locations that are inaccessible to children.
  - (b) The first aid supplies will be consistently accessible throughout the service’s opening hours.

### 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 firefighting 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 met.

- (1)
- (a) A template is in place to record the undertaking of monthly fire drills.
  - (b) According to the servicing records, the firefighting equipment was last checked on 8 September 2025 and the wired smoke alarm was tested on 4 September 2025.
- (4) Notices, outlining the steps to be taken in the event of a fire, are displayed in the care rooms.

# TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

## Initial Inspection of Proposed New Service

### Part VI - Safety

#### Regulation 28 – Insurance

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

##### Requirement met:

The requirement has been met.

A record of insurance is available, for a maximum of 136 children to attend at any one time. A full day care category of service is covered. The certificate is valid from 17 September 2025 until 31 January 2026.

Registration is contingent upon the registered provider maintaining up-to-date insurance coverage that accurately reflects the number of children attending the service.

### 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 met.

(a) The purpose built premises appears to be in a good state of repair.

(b) The main entrance door is fitted with a key pad entry and exit system. The outdoor play area is enclosed by high-level walls, fencing and secured gates.

(c)

- The care rooms and sanitary facilities are provided with sufficient lighting, through a combination of windows and LED lights.
- A recently commissioned air to water heating system is in place. Recorded air temperatures in all care rooms fell within the required range of 18°C to 22°C.
- Adequate ventilation is provided across the building, through a combination of openable windows and mechanical ventilation.

(d) Cleaning schedules are available for the various areas within the service.

(e) There are 10 children’s toilets and 15 children’s wash hand basins in total, along with 7 nappy changing facilities. Three adult toilets and three adjacent wash hand basins are available for staff use. There is also an extra wash hand basin for staff in the sanitary facility adjoining the Wobbler 1 room.

The premises is serviced by a public water supply.

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.
- (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.
- (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 is ensured in the proposed care rooms for the free movement of children.

(2) Sufficient clear floor space is provided, as per the following recorded room measurements and the proposed numbers and age ranges of children:

- Wobbler 1: 33.14m<sup>2</sup>, 10 children (full day care) aged 1 to 2 years.
- Wobbler 2: 42.17m<sup>2</sup>, 14 children (full day care) aged 1 to 2 years.
- Toddler 1: 32.72m<sup>2</sup>, 12 children (full day care) aged 2 to 3 years.
- Toddler 2: 43.04m<sup>2</sup>, 18 children (full day care) aged 2 to 3 years.
- Junior Pre-school: 37.07m<sup>2</sup>, 16 children (full day care) aged 3 to 4 years.
- Pre-school 1: 39.64m<sup>2</sup>, 22 children sessional, or 16 full day care, aged 3 to 5 years.
- Pre-school 2: 41.43m<sup>2</sup>, 22 children sessional, or 16 full day care, aged 3 to 5 years.
- Pre-school 3: 40.06m<sup>2</sup>, 22 children sessional, or 16 full day care, aged 3 to 5 years.

(4)(a) &(b)

The registered provider proposes to contemporaneously cater for children attending the sessional service and the full day care service. All three preschool rooms allow for the children attending the sessional service, to have a minimum of 1.818 square metres of clear floor space during this time.