

# TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

## Initial Inspection of Proposed New Service

<b>Tusla I.D:</b>	TU2025KE001							
<b>Name of Service:</b>	Caireen Early Years Ltd							
<b>Address of Service:</b>	70 Lumann, Straffan, Co Kildare, W23 RY9D							
<b>Email Address:</b>	management@caireen.ie							
<b>Name of Proposed Registered Provider:</b>	Osmond James Kilkenny							
<b>Type of Proposed Service:</b>	<b>Full Day Care</b>	X	<b>Part-Time</b>		<b>Drop-In</b>			
	<b>Sessional</b>		<b>Childminding</b>		<b>Temporary</b>			
<b>Proposed service type:</b>	Full Daycare							
<b>Proposed Number of Children:</b>	53							
<b>Outcome of the F06 Inspection</b> (e.g., type of service, numbers, age ranges, times,)	Following the inspection the proposed number of 53 children may be accommodated within the proposed age ranges stated by the registered provider.							
<b>Registered service:</b>	Registered Full Daycare service for 53 Children.							
<b>Date of Inspection:</b>	2	3	0	5	2	0	2	5
<b>Inspection Undertaken by:</b>	Fiona Carty							
<b>Title:</b>	Early Years Inspector							
<b>Tusla Early Years Inspectorate Address:</b>	Tusla Child and Family Agency, Suite 7,							
	Vista Primary Care, Ballymore Eustace Road, Naas, Co Kildare							

### Rationale for Inspection

#### Proposed New Service

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

<b>Registration Status:</b>	Registered Full Daycare service for 53 Children.
<b>Date of Registration:</b>	09/06/2025

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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>	The proposed private childcare facility aims to provide full day care to children from 0-6 years of age. The service is proposing to accommodate 53 pre-school children. The proposed hours of operation are from 7.30am to 6.00pm for 52 weeks of the year.
<b>Premises</b>	The proposed premises is a purpose-built facility located in a new housing development in a residential estate in Straffan, Co. Kildare. There are four pre-school rooms, two cot rooms, a kitchen, office, sanitary facilities and storage space provided.  There is a fenced enclosed outdoor space to the rear of the building.
<b>Staffing</b>	The proposed registered provider has appointed a manager for the service and a designated person to deputise as required. It is proposed that ten childcare staff and one chef will commence working in the service upon opening.
<b>Methodology</b>	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.  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.
<b>Acknowledgement</b>	The inspector wish to acknowledge the cooperation of the proposed registered provider, chief executive officer, person in charge and deputy 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 has been met.

(1) (a)

There is a designated person in charge and a named person is available to deputise as required.

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.*

*(8) Without prejudice to paragraphs (2) to (7)—*

*(b) a childminder shall ensure that a second person familiar with the operation of the service and in a position to provide assistance to the childminder in operating the service is, at all times, within close distance of the service and available to attend the service to assist the childminder in the event of an emergency, and*

*(c) a registered provider of a sessional pre-school shall ensure that, where the person in charge operates the service single-handedly, a second person familiar with the operation of the service and in a position to provide assistance to the person in charge in operating the service is, at all times, within close distance of the service and available to attend the service to assist the person in charge in the event of an emergency.*

**Requirement met:**

The requirement has been met.

(1)

The proposed registered provider and management team has stated that there will be an adequate number of adults working with the children attending the service. Upon opening, ten adults are proposed to work directly with the children attending the service to ensure the required adult to child ratio is maintained. The manager and deputy manager of the service will be supernumerary and available to oversee the management of the service and provide relief cover as necessary.

(8)

(b) Not applicable as the service is not proposing to operate as a childminder.

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(c) Not applicable as the service is not proposing to operate single-handedly.

### 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—
- (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.
- (3) A registered provider of a full day care service, a part-time day care service or a childminding service, other than such a service to which paragraph applies, shall ensure that—
- (a) a suitable, safe and secure outdoor space to which the pre-school children attending the service have access on a daily basis is provided on the premises, or

#### Requirement met:

The requirement has been met.

(1)(a)

The service comprises of four pre-school rooms which are bright and spacious. All care rooms are fully equipped with a range of play materials and equipment suitable to the age and stage of the children attending each room. Low level furniture and shelving were available containing materials for manipulative, creative and imaginative play. These included designated interest areas including a home corner, dress-up area, art and construction areas all accessible to the children at their level. A rest area with books was available in each care room. A variety of play and learning materials included puzzles, jigsaws, interconnecting manipulative equipment, blocks, cars, dolls, an assortment of props for the interest areas and art and craft materials.

(b) Two separate sleep rooms are available and equipped with cots which would meet the requirement of the proposed number of children requiring sleep in a cot. The person in charge also stated there were additional cocoon beds on order. Stackable beds were available for children over 2 years of age attending on a full day care basis

who required sleep or rest. All care rooms had suitable and comfortable rest areas available which contained soft matting. An adult sized chair is provided in the younger care room to enable staff members to sit comfortably to nurse/nurture the younger children.

(2)

(a) A large outdoor play area was located to the rear of the premises. It currently comprises of a grassed area. The person in charge stated there are a number of outdoor play equipment on order including ride on toys, sand pit and water play. They propose to build a large, covered area containing play equipment.

(3)

(a) A perimeter wall surrounded the entire outdoor area and a gate which led to an area outside of the premises contained a keypad which only allowed authorised people gain access or leave the premises.

**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 registered provider proposes to employ a chef and there are facilities available for the provision of adequate food and drink for children. A three-week menu plan is available to demonstrate that varied nutritious food will be provided. Drinking water is available in the service and will be available at all times for the children.

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### 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.

Access to the pre-school service will be electronically controlled by staff at the main entrance to prevent children from exiting the service unsupervised and to restrict unauthorised persons from gaining access to the service.

The gate in the outdoor area was suitably secured. The emergency exit doors were unobstructed. There was provision for the appropriate disposal and storage of waste including the provision of foot pedal operated bins throughout the service.

Cleaning schedules are in place. Cleaning materials were stored safely. The kitchen was inaccessible to children.

The outdoor area is suitably secured with a perimeter wall and gate secured on the inside. All windows have been fitted with fire-safe restrictors.

There is sufficient storage space in the premises for cleaning materials and there is sufficient storage space for large miscellaneous items and a staff room for staff belongings.

Thermostatically controlled hot water, liquid soap and paper hand towels dispensed from wall mounted units are available in the sanitary and nappy changing accommodation. A pest control contract is in place for the premises.

The premises is maintained in a clean and hygienic condition.

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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:

This requirement has been met.

(1) The person in charge has current certification in first aid responder training (FAR).  
Additional staff will be trained.

(2)(a) Suitably equipped first aid boxes were provided in the service. They were clearly identifiable and easily accessible.

### 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.

#### Requirement met:

This requirement has been met.

(1)(a)

The person in charge has indicated that fire drills will be carried out when the service is operational.

(1)(b) There was a record available relating to the number and type of firefighting equipment and the fire detection and alarm system. A service of the firefighting equipment took place on 22 May 2025. The smoke alarm was commissioned on 22 July 2024.

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(4) Notices of the procedures to be followed in the event of fire were displayed conspicuously throughout the premises. The fire assembly point was identified.

### Part VI - Safety

#### Regulation 28 – Insurance

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

#### Requirement met:

This requirement has been met.

The current insurance certificate was available for review. Insurance cover was provided for 52 children and expired on 23 February 2026.

### 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 service is located in a new residential development. The person in charge stated the service is in a good state of repair.

(b) The service was adequately secured to prevent children exiting unsupervised and unauthorised persons gaining entry.

(c) The service was adequately lit, heated and ventilated. The lighting was provided by natural light leading from openable windows supplemented with ceiling light fittings with covers. Window coverings are in place in the sleep room to support a dimmed environment for the comfort of sleeping children. The rooms were fitted with air to

water heating system, which was thermostatically controlled, the room temperature was maintained between 18-22°C. The sanitary facilities were ventilated by mechanical means of ventilation.

(d) Cleaning schedules were in place and the premises was maintained in a clean condition.

(e) The sanitary facilities in the service were adequately equipped with wash hand basins and toilets for the number of adults and children that will be in attendance. There were three toilets and wash hand basins available for the children, 1 toilet and wash hand basin available for the adults which was also a disabled access toilet. A nappy changing room which contained three nappy changing stations and a sink were also available. Additional sinks were available in each care room. Thermostatically controlled hot and cold water was available in all hand wash sinks.

**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.*

**Requirement met:**

The requirement has been met.

(1) Adequate clear floor space has been provided for the work, play and movement of children attending the service as demonstrated below:

(2)

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Room	Deer Room	Fox Room	Bear Room	Penguin Room
Clear Floor Space	32.55 sqm	32.31 sqm	37.55 sqm	37.44 sqm
Proposed Age Range	1 – 2 years	1 – 2 years	2 – 3 years	3 years +
Max number of Children	11	12	16	16

The premises can accommodate the proposed 53 pre-school children. The premises was designed to ensure that the required floor space for a maximum number of 55 pre-school children in the proposed age ranges attending on a full day care basis in the above rooms is met.