

TUSLA PRE- REGISTRATION REGULATORY INSPECTION REPORT

Inspection Due to a Proposed Change of Circumstances



Tusla I.D: TU2015TY120

Name of Service Kilsheelan Playschool

Address of Service: Unit 5 Ivowen Complex, Kilsheelan, Clonmel, Co Tipperary, E91VP28

Email Address: kilsheelanplayschool@gmail.com

Name of Registered Provider: Barbara Byrne

Type of Proposed Service:	Full Day Care	P	Part-Time	P	Sessional	P
	Drop-In		Childminding		Temporary	

Proposed change:	Change in the number of children from 33 to 55
Proposed Number of Children:	55
Recommended Change Following Inspection:	No change authorised by the Inspectorate due to planning permission.
Registered change:	Change not approved – service to remain registered as full day, part-time & sessional service for 33 children.

Date of Inspection:	2	1	1	0	2	0	2	5
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Inspection undertaken by: B Fraher

Title: Early years inspector

Tusla Early Years Inspectorate Address: 13 Market Square, Mallow, Cork P51DD5Y

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Rationale for Inspection:

Proposed Change of Circumstance

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

Registration Status:	Remains Unchanged – Full Day, Part-Time & Sessional Service for 33 Children
Date of Registration	12 June 2026

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	Kilsheelan Playschool is a private full day care service operating from 7:30 to 18:30 open 50 weeks of the year. The service offers full day care, parttime and a sessional service. The service accommodates children between 2 to 6 years. The Early Childhood Care and Education (ECCE) scheme is offered over a 38-week period from 9:30 to 12:30. The service is a multiple provider and offers a school age service.
Premises	The service is located on the first floor of Ivowen business complex in the village of Kilsheelan Co Tipperary. The service currently has two classrooms in use and proposes to add an additional two classrooms to cater for the increased number of children. There will be two separate entrances to the service connected by a shared corridor space with other users of the building. Within the proposed additional care rooms there will be access to a kitchen and sanitary accommodation. The service has access to an outdoor play area off site, which was located across the road in the K-Plan Community Centre.
Staffing	Four staff are currently employed in the service, including the registered provider, and the register provider proposes to increase the staff number to six and increase further as required.
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)

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	(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 Inspector wishes 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 has been met.

(1)

(a) The registered provider is the designated person in charge each day and there are three named persons present who are able to deputise if required.

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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 registered provider will ensure that there will be, at all times, an adequate number of adults on the premises who will be working directly with the children.
- The registered provider proposed that six staff will operate in the service on a daily basis and additional staff will be employed when the number of children in the service increases.

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.*

(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 (2) applies, shall ensure that—

- (b) where no such space is provided, the preschool children attending the service have access on a daily basis to an outdoor service*

Requirement met:

(3)(b) The service has access to an enclosed outdoor play area off site which is located across the road from the service. The service also has access to the community astroturf and hall in this area also.

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Requirement not met:	The requirement has not been met. (1) (a) The two new proposed care rooms did not have an adequate amount of equipment such as low-level tables and chairs and play material in the service for the proposed number of children. There were four chairs and one table available in Room 3 and none available in Room 4 and there was limited suitable play material available in Room 4. (b) In Room 4 there wasn't adequate rest facilities available for the children. Room 3 had an adult size couch available. Two stackable beds were available with limited bed linen for children who may need to sleep, this is not adequate to accommodate the number of potential children attending the service. The proposed sleep areas could not be adequately darkened because the rooms have large windows. This could impact a child's ability to rest.
Response from Provider:	No additional response received from the registered provider to the office of the inspectorate.
Summary Comment:	As agreed with the registered provider these matters will remain outstanding until the required planning permission is obtained and will be reassessed at the next inspection.

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:	This requirement has been met. • Parents and guardians provide all the meals and snacks for the children in the service. • Additional food was available to be provided by the service if required. • Two refrigerators are available in the two care rooms currently in use and one further refrigerator is available in the proposed kitchen area. There are currently two microwaves available to re-heat food. The registered provider is aware of the need for further microwaves as more children attend the service for full day care.
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- Children will have access to drinking water throughout the day and will use their own water bottles which can be refilled in the service.
- Suitable cutlery and crockery are available for the children's use in the service.

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:

General safety:

- The entrance door was secured preventing unauthorised access and preventing a child leaving the service unsupervised.
- Heavy storage units were anchored.
- Cleaning agents are not accessible to the children.
- All waste is inaccessible both indoors and outdoors.
- There is provision in the service for the storage of medication which will be stored in the office or the new proposed kitchen, not in the two proposed care rooms.
- The outdoor play area is secured with metal fencing and a metal gate.
- Staff belongings were stored in the office and not accessible to the children.

Infection control:

- The water temperatures recorded in the four proposed children's sanitary accommodations recorded temperatures of between 16°C to 36°C. The staff sanitary accommodations were located in the existing office.
- Wall mounted hooks were available for children's coats and bags for all four care rooms.

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Requirement not met:

The requirement has not been met.

General safety:

1. One window opening in the proposed care Room 3 did not contain restrictor devices to prevent a child from exiting out of the upstairs window.
2. Six adult chairs were noted to be stacked in Room 4 which were a safety risk to the proposed children.
3. The radiator temperatures were recorded at 64.7°C and 64°C in Room 3. The manager turned down the radiators when the temperatures were highlighted, and they recorded temperatures of 39.0°C and 37.7°C when rechecked. High radiator surface temperatures pose a burn risk to children.
4. A play kitchen in the outdoor area was not in good repair and could pose a safety risk to children.
5. The locking mechanisms on the fire exits in the proposed new areas could impede the timely exit of children and staff in the event of an emergency. A referral will be made to the Fire Officer to assess fire safety in the service.
6. The kitchen area was accessible to the proposed children in Room 3. This posed a safety risk.
7. An area for making hot drinks with a kettle was accessible to the children in room 4 which posed a safety risk to the proposed children.
8. Toys such as small beads and games labelled for over 3-year-olds were available for the proposed 2–6-year-olds in Room 3. This posed a possible choking hazard.
9. A risk assessment for the proposed children accessing the outdoor area was unavailable to review.

Infection control:

10. No nappy changing area or nappy bin was available in the new proposed area.
11. There were no paper towels available in the two toilets in Room 3 and no liquid soap was available in one toilet in Room 3. This posed a possible infection control risk.

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	12. No pedal operated bins for waste materials were available in Room 3 or Room 4. This posed a possible infection control risk.
Response from Provider:	No additional response received from the registered provider to the office of the inspectorate.
Summary Comment:	As agreed with the registered provider these matters will remain outstanding until the required planning permission is obtained and will be reassessed at the next inspection.

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:	(1) Two staff members have up to date training in First Aid Responder, and the certificates are valid until June 2027. (2) (b) The first aid boxes will be available to the children attending the service at all times.
Requirement not met:	The requirement has not been met. (a) There is one first aid box available on the premises which contains in date supplies for up to 25 children. Two further first aid boxes contained expired items and required restocking.
Response from Provider:	No additional response received from the registered provider to the office of the inspectorate.

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Summary Comment:	As agreed with the registered provider these matters will remain outstanding until the required planning permission is obtained and will be reassessed at the next inspection.
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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:	(1) (a) A record in writing was kept of fire drills practiced monthly and documentation was available to demonstrate this. The last fire drill took place on 2 October 2025. (b) The number, type and maintenance record of firefighting equipment in the premises was available, and equipment was last maintained in October 2025. Smoke alarms were last serviced on 8 October 2025. (4) The service has a signposted fire assembly point at the outdoor play area.
Requirement not met:	The requirement has not been met (4) The notice of the procedures to be followed in the event of a fire was not displayed at the fire exit doors in the proposed Room 3 and Room 4.
Response from Provider:	No additional response received from the registered provider to the office of the inspectorate.
Summary Comment:	As agreed with the registered provider these matters will remain outstanding until the required planning permission is obtained and will be reassessed at the next inspection.

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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:

The requirement is met.

An insurance certificate was available to demonstrate that cover for 70 children for full day care was in place.

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 operating on the first floor of Ivowen business complex and the rooms proposed for use appear to be of a sound and stable structure.
- (b) The premises appeared safe and secure.
- (c) Both natural and artificial light were available in both proposed care rooms. The natural light was available from large windows and supplemented by fluorescent covered ceiling lights. Artificial lighting was also available in the children's sanitary area. Three of the four proposed sanitary areas for the children used mechanical ventilation and one used both mechanical and natural ventilation. Electric heating was in use. The temperature of the two care rooms was between 19.9°C and 20.6°C.
- (d) The service appeared to be clean. A written cleaning schedule was available for the service.

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	(e) The children in the two proposed care rooms will have access to four sanitary areas. The adult sanitary facilities are located off the office in the existing service and consisted of one toilet and one wash hand basin. Water is available from a public supply.
Requirement not met:	The requirement has not been met. (d) One toilet proposed for use for Room 4 appeared to be leaking onto the floor and an odour was evident.
Response from Provider:	No additional response received from the registered provider to the office of the inspectorate.
Summary Comment:	As agreed with the registered provider these matters will remain outstanding until the required planning permission is obtained and will be reassessed at the next inspection.

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:	(2) The proposed two additional care rooms were measured at: - Room 3 was 39.75m² - Room 4 was 20.33m²
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	The available floor space will allow the requested number of early years children to have a minimum of 1.818 m ² of clear floor space during sessional service and have a minimum of 2.35 m ² for 2–3-year-olds and a minimum of 2.3m ² for 3–6-year-olds during part time/full day care.
Requirement not met:	The requirement has not been met. (1) There is adequate clear floor space available in the premises for the work, play and movement of the early years children planning to attend the full day care service, but further information is required on how the safety and wellbeing of all children attending both the early years service and the school age service in the same space will be facilitated.
Response from Provider:	No additional response received from the registered provider to the office of the inspectorate.
Summary Comment:	As agreed with the registered provider these matters will remain outstanding until the required planning permission is obtained and will be reassessed at the next inspection.