Iowa Department of Human Services
CHILD CARE CENTER EVALUATION AND RECOMMENDATION FOR LICENSE

Name of Center: Traditions Children's Center V, Bldg 200 **Enrollment:** 38 **License ID No. (Reapplications)** 50167

Street: 9709 White Oak Lane **City:** Johnston Iowa **Zip** 50131 **County:** Polk

Mailing Address: 9709 Whilte Oak Lane, Johnston, IA, 50131

Director's Name: Kathy Oliver **Phone Number:** 515-986-0302

On-Site Supervisor(s): Opheliah Gimer and Michelle Quans **E-Mail:** director2@traditions5.com

Date(s) of Visit: 06-24-2025

Licensing Visit X **Unannounced Visit** X **Off Year Visit** **Administrative Change**

LICENSING VISITS

New Application **Re-Application** X **NA**

Signed Application (470-0722) Received X **Yes** **No** **NA** **Date Signed:** 06-11-2024

FIRE INSPECTION **State** X **Local** **NA** **Is Fire Inspection Approved?** X **Yes** **No** **NA**

Date Inspected: 07-14-2023

Comments : Johnston - Grimes Fire Marshal. State licensing requirements are that these inspections be completed at least every three years.

LICENSE TYPE: X **Child Care** **Preschool (ages 3-5 meets three hours or less per day)**

Financial Type: X Profit Non-Profit NA

Accredition: Accredited NAEYC NSACA Other X NA

Program Serves: X Infants (0-23 mo.) X 2 Years X Preschool-Age X School-Age

Get-Well Evening Care Special Needs

SCHEDULE: X Year-round School-Year Summer Only

HOURS:	*Year-round*	*School-Year*	*Summer Only*

LICENSE CAPACITY	Infants	2 Years	Preschool	School-Age	Capacity
General	24	12	59	30	125
Summer					0

QRS Rating: N/A

RECOMMENDATION FOR LICENSE:	
X	**FULL** license from 08-01-2024 to 08-01-2026
	PROVISIONAL license from
	DENIAL of initial application
	SUSPENSION of license
	REVOCATION of license

Licensing Consultant: Nate Knepper **Date:** 06-25-2025

I. IF CURRENT LICENSE IS PROVISIONAL, IDENTIFY THE CORRECTIVE ACTIONS

N/A.

II. IDENTIFY THE AREAS OBSERVED ON THE VISIT:

An off-year inspection visit was conducted on 6/24/25. The director was present throughout the visit.

All areas of the program were observed. These areas observed consisted of classroom observations and activities, ratios, nutritional practices, health and safety practices, playground observation, field trip and transportation practices, and administrative review.

Traditions Children's Center Five, Building 200 is one of nine centers owned by Robert and Bonnie Netteland. This center was given permission to open on 7/23/18. The center serves children six weeks in age to 12 years in age using components of the Creative Learning Curriculum. There are a total of eight classrooms, but not all classrooms are currently being used.

Kathy Oliver is the director of this program as well as the director next door at Traditions Five Building 100. Kathy has her CDA and also possesses many years of experience working in child care and being a director. Opheliah Gimer is the main on-site supervisor at this location. Opheliah has her CDA and also possesses many years of experience working in child care, including as a director at another related program. Michelle Quans is another on-site supervisor. Michelle has past experience working in child care.

During the visit, children were observed napping in cribs, having a diaper changed, and engaged in free-choice play at the different learning stations available to them. Staff were engaged with children and all of their activities. Staff and children gave specific answers as to where they relocate to for fire and tornado drills.

III. IDENTIFY THE OBSERVED STRENGTHS OF THE CENTER:

The director is organized and has past director experience within the company. The main on-site supervisor is organized and has also been with the company for many years.

The center uses an electronic application for daily sheets and for communicating with parents and other staff. Staff and parents also use this app to sign into/out of the center.

This is one of nine centers owned by Bonnie and Robert Netteland. The same policies and procedures are used at all of the centers. All of the directors of these centers have monthly staff meetings as do on-site supervisors.

The annual child update forms used by the centers are often times used by this consultant as an example for other centers.

There is a secure entrance into the center. Parents are given a code to gain access. All other visitors have to ring a doorbell and be let in by staff.

The center will provide a fruit and milk for children to eat breakfast as a courtesy to parents in addition to providing the required AM and PM snacks and lunch. The center will serve and store cereal if parents bring in a box of cereal of their

children to have.

The director believes there is a good group of staff who work well with each another.

The center was clean with a lot of natural light.

Staff bios and pictures are posted.

IV. IDENTIFY THE ASPECTS OF OPERATION THAT FALL BELOW THE STANDARDS REVIEWED:

109.9(2)b: All files contain sufficient information and authorization to allow the center to secure emergency medical and dental services at any time child is in center's care.
Number not in compliance for medical: 0
Number not in compliance for dental: 1
Information lacking: All children enrolled in the center, regardless of age, need to have listed a doctor and a dentist in their paperwork. The names, addresses, and phone numbers are required.

109.11(3)a: Center shall ensure that: Facility and premises are sanitary, safe, and hazard free. Adequate indoor and outdoor space is provided. The outdoor area shall include safe play equipment and area of shade.
More wood chips are needed for sufficient surfacing on the playground and specifically underneath the monkey bars.
WOOD CHIP SURFACING IS A REPEAT ISSUE FROM LAST YEAR.

V. SPECIAL NOTES/RECOMMENDATIONS:

Radon testing was last completed in classrooms 5/26/23 - 5/30/23. All classrooms came back with radon levels below the 4.0 cutoff. Because levels were below 4.0, the center can move to testing for radon at least every five years now. So long as radon levels remain below 4.0, they can remain on a five year plan. If at the next testing levels in any classroom come back 4.0 or higher, the center will have to have a mitigation plan, retest, and at least temporarily move back to testing every two years.

The furnace inspection was last completed 11/11/24.

The center transports children to/from school using center owned vans and buses. These vehicles are also used for field trips. These vehicles are serviced regularly.

I - Power and IQ4K were again discussed at the visit. It appears all staff have I - Power profiles and training is being uploaded. The center has started the IQ4K process.

It is recommended dividers be installed between toilets in the school-age area restrooms.

*Note: If you are the Child Care Center Director and you feel something is unclear or unjustly cited, please contact your DHS Licensing Consultant to discuss the issue. The child care director may also send a response which will be placed in the licensing file.

*Note: If you are a member of the general public, there may be additional information contained in the public file. You may contact the DHS Licensing Consultant to inquire.