Health and Human Services

Iowa Department of Health And Human Services

CHILD CARE ANNUAL EVALUATION

Business Name: Kim Greathouse

Provider Name: Kim Greathouse

Provider No.: 27821

Address: 1404 SE Hayes DR, Ankeny, IA, 50021

E-Mail:

County: Polk

Phone Number: 5152027012

☐ Pre-Inspection Date:

☐ Approval Date:

☒ Annual Visit Date: 3/19/2026

Program Type:

☐ Registered Child Development Home A (guidelines for ratios on all categories)

☒ Registered Child Development Home B

☐ Registered Child Development Home C

☐ Registered Child Development Home C1

☐ Non Registered Child Care Homes accepting CCA

Program Population Served:

☐ Infant(0<24 mos)

☐ Toddler

☐ PreSchool

☐ School Age

☒ All Ages

1. Basic Overview

Kim Greathouse has been a registered Child Development Home Provider since August of 2011. Kim is currently a category "B" CDH Provider. This allows her to have 8 preschool children with an additional 4 school aged children in care at one time. If Kim has more than 8 children in care for more than 2 hours it requires her to have a DHHS approved assistant present. Kim does not have an assistant or substitute in her program. Kim's availability for care is Monday through Friday from 6am to 7pm. Kim's renewal date is in July of 2027. There are 3 pet cats and one pet dog in the Child Development Home.

2. Identify Observed Strengths Of The Program

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Kim identified the following with being her strengths. She said she is flexible and easy going with families and children in her care. Kim said she communicates well with the families in her care and has good relationships with the families. Kim communicated she works with the children in her care on developmental goals such as toilet training. Depending on the ages of the children present she has a flexible routine with the children including free play, group activities, and arts/crafts activities. The outside play area is on the deck, furnished with playground equipment encouraging large and small motor skill growth. Kim has completed Safe Sleep training and implements the practice when she has children 12 months or younger in her care. Kim uses Time Out and redirection as her main behavioral interventions. Corporal punishment is not practiced in the Child Development Home. Children in Kim's care receive regular meals and snacks as appropriate.

3. Identify The Aspects That Fall Below The Standard

All dogs and cats have annual examinations. Records of the exams are on file and must verify that routine immunizations are current and animal is free of endo and ecto parasites.
Form 470-5153, Pet Health Examination Veterinary Health Certificate, is on file.
110.8 (4) b : Procedures are in place for:Evacuation to safely leave the facility,Relocation to a common, safe location after evacuation,Shelter-in-place to take immediate shelter where the child is when it is unsafe to leave that location due to the emergent issue,Lock down to protect children and providers from an external situation,Communication and reunification with families,Continuity of operations, andProcedures to address the needs of individual children, including those with functional or access needs.
110.9(4) : An individual file is maintained for each child and updated annually or when there are changes. Each file contains:
110.9 (4) a : Identifying information including, at a minimum, the child’s name, birth date, parent’s name, address, telephone number, special needs of the child, and the parent’s work address and telephone number.
110.9 (4) b : Emergency information including where the parent can be reached, the name, street address, city, and telephone of the child’s regular doctor, and the name, telephone number, and relationship to the child of another adult available in case of emergency.
110.9 (4) c : A signed medical consent from the parent authorizing emergency treatment.
110.9 (4) d : For infants and preschoolers: An admission physical examination, on the first day of attendance, including past health history, status of present health, allergies and restrictive conditions, and recommendations for continued care when necessary. The date of the exam is not more than 12 months before the child’s first day of attendance.
For school-aged children: On the first day of attendance, a statement of health status signed by the parent or legal guardian or admission physical examination that is not more than 12 months from the child’s first day.
110.9 (4) e : For infants and preschoolers: A statement of health signed by a physician submitted annually.
For school aged children: An annual statement of health condition signed by the parent or legal guardian, annually from date of statement of health or admission physical.
110.9 (4) f : For each school-age child, record of a physical exam completed at the time of school enrollment or since.
110.9 (4) g : A signed and dated immunization certificate provided by the state Department of Public Health.
110.9 (4) h : Written emergency plans for children with allergies. Must accompany child if away from facility.
110.9 (4) i : Documentation signed by the parent which names persons authorized to pick up the child, their telephone number, and relationship to the child.
110.9 (4) j : Written permission from the parent(s) for their child to attend activities away from the child development home.
110.9 (4) k : Injury report forms to document injuries requiring first aid or medical care.
110.9 (4) l : If a child meets definition of homelessness, required medical documentation is obtained within 60 days of enrollment.

1. A DHHS Pet Vet Form needs to be completed each year for each pet in the home. This worker left 4 DHHS Pet Vet Forms to use.

2 The individual child files need to be updated, organized and easily accessible. This worker left a list of required information that should be in each individual file. Your Child Care Resource and Referral Worker can assist with updating also.

3. The Emergency Preparedness Plan needs to be updated. I emailed a blank template to use.
Have procedures in place for the following:
• Evacuation to safely leave the facility
• Relocation to a common, safe location after evacuation
• Shelter-in-place to take immediate shelter where you are when it is unsafe to leave that location due to the emergent issue
• Lock down protocol to protect children and providers from an external situation

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- Communication plan and plans for reunification with families
- Plans for the continuity of operations
- Procedures to address the needs of individual children, including those with functional or access needs

4. Any corrective action plans, provisional license, and safety plans-steps to get into compliance

None.

5. Special Notes/recommendations

I encourage you to work with your Child Care Resource and Referral Worker (Katie Kytola 515-631-2913) with any training or compliance efforts.

The above corrections need to be completed by 5/20/2026 unless otherwise noted and will be reviewed on your next annual compliance check.

The Emergency Preparedness Plan needs to be updated by 4/25/22026 and sent to this worker.

If you have any questions regarding this letter, please contact me at 515-601-9469 or jake.aringdale@hhs.iowa.gov.

HHS Child Development
Home Compliance Worker: Jake Aringdale Date: 3/23/2026

Non-compliance with any of the mandated regulatory requirements listed above may lead to the cancellation or revocation of your Child Development Home Registration. Please take whatever steps are necessary to completely address each of the violations noted above. It is essential you correct all above-mentioned violations.

Child Care Resource and Referral is an excellent resource for providers to access training options and support in your area. You can reach Child Care Resource and Referral at