Health and Human Services

Iowa Department of Health And Human Services

CHILD CARE ANNUAL EVALUATION

Business Name: Ann Brown

Provider Name: Ann Brown

Provider No.: 19187

Address: 2962 Madison RD, Ridgeway, IA, 52165

E-Mail:

County: Winneshiek

Phone Number: 5633795055

- [ ] Pre-Inspection Date:
- [ ] Approval Date:
- [X] Annual Visit Date: 9/5/2025

Program Type:

- [ ] Registered Child Development Home A (guidelines for ratios on all categories)
- [X] 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
- [X] All Ages

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1. Basic Overview

I conducted a compliance visit with Registered Child Development Home Category B provider Ann Brown on 9/5/2025. Ann continues in a rural setting and had her well water tested with approved levels in April of 2025. Ann has been involved in child care for 26 years. She uses the main floor only of her 2 story home. The home was clean and clutter free, and offered an open floor plan between rooms. Dawn had 7 children in care during the time of my visit. She serves an area that is low in available child care providers, and Dawn currently has an exception to policy for one additional under school age child. Dawn's certification currently runs through July of 2026. Dawn has no HHS-approve substitutes, and has one HHS-approved assistant.

2. Identify Observed Strengths Of The Program

Dawn has a fenced in section of her rural setting yard where the kids have significant outside play time when weather permits. Dawn currently has a young group of children. Her curriculum at this time is largely free or structured play. The children were busy working with playdough when I arrived. Even the younger children were participating. Dawn has a busy environment, but displayed a good rapport with the children.

3. Identify The Aspects That Fall Below The Standard

110.9 (1) a : Within six months of becoming registered, a physical exam report documented on form 470-5152, Child Care Provider Physical Examination Report, for all household members over the age of 18. Physical exams should be repeated every three years.
- Dawn needs to find/obtain a current health statement for herself to have on file. This needs to be completed using the State form I shared a copy of and needs to be renewed every 3 years.

No re-check is required at Dawn's operation. The above correction needs to be in place by 12/15/2025 and will be reviewed during her next visit.

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

N/A

5. Special Notes/recommendations

I encourage Dawn to work with Phyllis Koester from Child Care Resource and Referral with any ongoing compliance or training needs.
Phyllis can be reached at: (319) 433-7751

Dawn had one infant under 12 months of age in care who was awake during our visit. We reviewed safe infant sleeping policies.

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HHS Child Development
Home Compliance Worker: Earl Crow Date: 10/3/2025

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