

SITE ASSESSMENTS FOR CHILD CARE FACILITIES

ITEMS TO ASSESS:

1. SPACE

- a. Minimum 3.3 square metres or 35 square feet useable floor space.
- b. If space is a large empty space and this is to be renovated to be a self contained child care; recommend 60 square feet or 5.5 square metres per licensed space (this will allow for space for washrooms, kitchen, office, storage, hallways, etc.).
- c. Based on square feet/metres we can determine what the possible numbers of children could be licensed for, but that numbers could change once renovations completed.
- d. Need to measure all space that could be used by day care children.

2. NATURAL LIGHT

Minimum of one room needs to have 10% of floor area as natural light – infant or full time programs.

3. PLUMBING

- a. Minimum of 1 toilet, 1 sink for every 10 children, 12 weeks – 6 years.
- b. Minimum of 1 toilet, 1 sink for every 15 children, 6 years to 12 years.
- c. An area to be set up as diapering/bathing facilities (for infants).

4. KITCHEN AREA

- Type of food program to be offered.
- Equipment available or will be available.

5. EXITS

- Number of exits from each level
- Type of exits – (panic bars, door knobs, etc.)

6. OUTDOOR PLAY SPACE

- If adjacent measure space.
- List types of surfaces.
- (Or within 1 city block, 350 metres infant/preschool or 750 metres school age).

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7. DROP OFF AND PICK UP NEAR ENTRANCE

- Yes or No

NOTES:

1. (a) If looking at license over 40 spaces a fire alarm and emergency lighting system as well as wired in smoke and heat sensors are a requirement.
(b) If looking at license over 40 spaces recommend sprinkler system – not currently enforced but is in the building code.
2. If looking at caring for more than four infants need to hire an architectural engineer to submit written information that once the renovations are complete that space will meet B2 Code to care for children 12 weeks to 2 years.
3. If caring for more than four infants also need:
 - a. Fire alarm and Emergency lighting system
 - b. Wired in smoke and heat sensors
4. Child care centre in basements of buildings will most likely not be approved for occupancy.
5. Note: the assessment we conduct is to let the client know if the space could possibly meet the Child Day Care Regulations – we do not make decisions about B2 code, finishes to surfaces, building code requirements, fire or health requirements.
6. Resources available to group from Child Day Care.
 - a. Design Guidelines
 - b. Act and Regulations
 - c. Occupancy/Zoning Information
 - d. Report on Initial Assessment of Space (completed by day care co-ordinator)

If real estate agent gives tenant the square footage of a retail space we do not have to measure because this is a legal amount for tax purposes.