

LARGE CHILD CARE HOME INSPECTION REPORT

INSPECTION DATE/TIME/DURATION: 7/17/2025 10:45 AM		PROVIDER ID: 557385		LICENSE #: 261160		JURISDICTION:		REGION: 10		COMPLAINT #:		EXCELS LEVEL: 4		NURSERY SCHOOL: ☐ Y ☒ N		Fatality: 0		Serious Injury: 0	
ACCREDITED: ☐ Y ☒ N		ACCREDITED BY:										EXP DATE:							
WORKERS COMPENSATION INSURANCE COVERAGE: ☒ Y ☐ N												EXP DATE: 7/21/2025							
HOMEOWNER'S INSURANCE COVERAGE: ☒ Y ☐ N												EXP DATE: 10/30/2025							
PROVIDER NAME: Morgan Zoblisein																			
BUSINESS NAME:																			
ADDRESS: 20770 Colby Drive Lexington Park MD 20653																			
PERSON(S) INTERVIEWED: Morgan Zoblisein																			
TITLE(S): Director/Owner																			
TELEPHONE: (443) 254-0294										E-MAIL: morgan@theowlsnestchildcare.org									

PART 1 - MANDATORY REVIEW ITEMS

INSTRUCTIONS: (1) Review each regulation that applies to the inspection being conducted.
 (2) The compliance status of an item listed under Part 2 may be recorded when deemed necessary.
 (3) Initial/Resumption/Conversion/Full Inspection - Complete both Part 1 and Part 2.

C = In Compliance, D = Discussed, N = Not in Compliance, X = Not Inspected, NA = Not Applicable

<u>C</u> .02.01D	Registration Conspicuously Displayed	<u>D</u> .07.02	Abuse and Neglect Reporting
<u>N</u> .03.04C	Emergency Forms	<u>C</u> .07.06	Child Security
<u>C</u> .03.05B	Staffing Pattern Posted	<u>C</u> .08.01A	Individualized Attention and Care
<u>C</u> .03.06A, E-F	Staff/Resident/ Change Notification	<u>C</u> .08.02B	Supervision by Qualified Staff
<u>C</u> .04.02	Child Capacity	<u>C</u> .08.03	Group Size and Staffing
<u>C</u> .05.03	Rooms Used for Care	<u>C</u> .08.08	Rest Time Supervision
<u>C</u> .05.08B	Diapering Area	<u>C</u> .09.04	Rest Furnishings
<u>C</u> .05.11	Cleanliness and Sanitation	<u>C</u> .10.01A(4)	Emergency Escape Route Posted
<u>C</u> .05.12	Outdoor Activity Area	<u>C</u> .10.01C	Emergency Contact Information
<u>D</u> .06.05G	Director – Continued Training	<u>C</u> .10.04	Potentially Hazardous Items
<u>NA</u> .06.06D	Family Child Care Teacher – Continued Training	<u>C</u> .10.05	Rest Time Safety
<u>D</u> .06.07A(3)-(6)	Aides – Continued Training	<u>C</u> .12.04A	Food Safety

PART 2 – GENERAL COMPLIANCE REVIEW

INSTRUCTIONS: The compliance status of an item listed under Part 1 is excepted (exc.) from recording under Part 2.

C = In Compliance, D = Discussed, N = Not in Compliance, X = Not Inspected, NA = Not Applicable

CHAPTER 02 LICENSE APPLICATION & APPLICATION REQUIREMENTS

<u>X</u> .03B	Maintenance of Continuing Registration
<u>X</u> .04B	Conditional Registration

CHAPTER 03 MANAGEMENT & ADMINISTRATION

<u>X</u> .01	Advertisement
<u>X</u> .02	Admission to care
<u>X</u> .03	Program records

PART 2 – GENERAL COMPLIANCE REVIEW

INSTRUCTIONS: The compliance status of an item listed under Part 1 is excepted (exc.) from recording under Part 2.

<u>C</u> = In Compliance, <u>D</u> = Discussed, <u>N</u> = Not in Compliance, <u>X</u> = Not Inspected, <u>NA</u> = Not Applicable

CHAPTER 03 MANAGEMENT & ADMINISTRATION, CON'T

X .04 Child records (exc. C)
X .05 Staff records (exc. B)
X .06 Notifications (exc. A, E, F)
X .07 Change of operation
X .08 Variances

CHAPTER 04 OPERATIONAL REQUIREMENTS

X .01 Hours of Care
X .03 Enrollment and Attendance

CHAPTER 05 HOME ENVIRONMENT AND EQUIPMENT

X .01 Suitability of Home
X .02 Accessibility
X .04 Home Repair and Maintenance
X .05 Lead-Safe Environment
X .06 Ventilation and Temperature
X .07 Water Supply
X .08 Sanitary Facilities and Supplies (exc. B)
X .09 Lighting
X .10 Telephone and Communication
X .13 Swimming Facilities

CHAPTER 06 STAFF

X .01 Minimum Staff Age
X .02 Staff Orientation
X .03 Suitability for Employment
X .04 Staff Health
X .05 Child Care Home Directors (exc. G)
X .06 Family Child Care Teachers (exc. D)
X .07 Aides (exc. A(3)-(6))
X .08 Substitutes
X .09 Support Personnel
X .10 Volunteers

CHAPTER 07 CHILD PROTECTION

X .01 Prohibition of Abuse, Neglect, Injurious Treatment
X .03 Child Discipline
X .04 Parental Access
X .05 Authorized Release

CHAPTER 08 CHILD SUPERVISION

X .01 Individualized Attention and Care (exc. A)
X .02 Supervision by Qualified Staff (exc. B)
X .04 Variations in Group Size
X .05 Supervision during Water Activities

PART 2 – GENERAL COMPLIANCE REVIEW

INSTRUCTIONS: The compliance status of an item listed under Part 1 is excepted (exc.) from recording under Part 2.

C = In Compliance, D = Discussed, N = Not in Compliance, X = Not Inspected, NA = Not Applicable

CHAPTER 08 CHILD SUPERVISION, CON'T

X.06 Supervision during Transportation

X.07 Playground Supervision

CHAPTER 09 PROGRAM REQUIREMENTS

X.01 Schedule of Daily Activities for All Children

X.02 Activity Plans for Infants and Toddlers

X.03 Activity Materials, Equipment, Furnishings

X.05 Equipment for Infants and Toddlers

X.06 Storage

CHAPTER 10 SAFETY

X.01 Emergency Safety Requirements [exc. A(4) & C]

X.02 First Aid and CPR

X.03 Safe use of Materials and Equipment

X.06 Transportation

CHAPTER 11 HEALTH

X.01 Exclusion for Acute Illness

X.02 Infectious and Communicable Diseases

CHAPTER 11 HEALTH, CON'T

X.03 Preventing Spread of Diseases

X.04 Medication Administration and Storage

X.05 Smoking

X.06 Alcohol and Drugs

CHAPTER 12 NUTRITION

X.01 Food Service

X.02 Modified Diet

X.03 Food Sources

X.04 Food Storage and Preparation (exc. A)

X.05 Food Preparation Area and Equipment

X.06 Feeding Infants and Toddlers

CHAPTER 13 EDUCATIONAL PROGRAMS

X.06 Personnel Qualifications

X.07 Educational Programs

PART 2 – GENERAL COMPLIANCE REVIEW

INSTRUCTIONS: The compliance status of an item listed under Part 1 is excepted (exc.) from recording under Part 2.

C = In Compliance, D = Discussed, N = Not in Compliance, X = Not Inspected, NA = Not Applicable

CHAPTER 13 EDUCATIONAL PROGRAMS, CON'T

X.08 Child Records

X.09 Health, Fire Safety, Zoning

CHAPTER 14 INSPECTIONS

X.01 Inspections

X.06 Emergency Suspension



Signature of Provider



Signature of Agency Representative
Amy Farr

7/17/2025

Date