



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

MARLON I. BROWN, DPA
DIRECTOR

October 17, 2024

Tracey Hamlet
MOKA Non-Profit Services Corp
Suite 201
715 Terrace St.
Muskegon, MI 49440

RE: License #: AS700317384
Investigation #: 2024A0357055
Starwalk

Dear Ms. Hamlet:

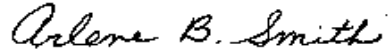
Attached is the Special Investigation Report for the above referenced facility. Due to the violations identified in the report, a written corrective action plan is required. The corrective action plan is due 15 days from the date of this letter and must include the following:

- How compliance with each rule will be achieved.
- Who is directly responsible for implementing the corrective action for each violation.
- Specific time frames for each violation as to when the correction will be completed or implemented.
- How continuing compliance will be maintained once compliance is achieved.
- The signature of the responsible party and a date.

If you desire technical assistance in addressing these issues, please contact me. In any event, the corrective action plan is due within 15 days. Failure to submit an acceptable corrective action plan will result in disciplinary action.

Please review the enclosed documentation for accuracy and contact me with any questions. In the event that I am not available, and you need to speak to someone immediately, please contact the local office at (616) 356-0100.

Sincerely,

A handwritten signature in cursive script that reads "Arlene B. Smith".

Arlene B. Smith, MSW, Licensing Consultant
Bureau of Community and Health Systems
Unit 13, 7th Floor
350 Ottawa, N.W.
Grand Rapids, MI 49503
(616) 916-4213

enclosure

**MICHIGAN DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
BUREAU OF COMMUNITY AND HEALTH SYSTEMS
SPECIAL INVESTIGATION REPORT**

I. IDENTIFYING INFORMATION

License #:	AS700317384
Investigation #:	2024A0357055
Complaint Receipt Date:	08/27/2024
Investigation Initiation Date:	08/27/2024
Report Due Date:	10/26/2024
Licensee Name:	MOKA Non-Profit Services Corp
Licensee Address:	Suite 201 715 Terrace St. Muskegon, MI 49440
Licensee Telephone #:	(616) 719-4263
Administrator:	Tracey Hamlet
Licensee Designee:	Tracey Hamlet, Designee
Name of Facility:	Starwalk
Facility Address:	16538 Starwalk Ln West Olive, MI 49460
Facility Telephone #:	(616) 399-1835
Original Issuance Date:	06/21/2012
License Status:	REGULAR
Effective Date:	12/21/2022
Expiration Date:	12/20/2024
Capacity:	4
Program Type:	PHYSICALLY HANDICAPPED, MENTALLY ILL, DEVELOPMENTALLY DISABLED

II. ALLEGATION(S)

	Violation Established?
The Ottawa County Health Department issued a "D" rating on their Environmental Inspection Report dated 08/15/2024.	Yes

III. METHODOLOGY

08/27/2024	Special Investigation Intake 2024A0357055
08/27/2024	Special Investigation Initiated - Telephone To Licensee Designee, Tracey Hamlet.
09/30/2024	Contact - Document Received From Tracy Thorns, Property Manager, email with an attachment. Second email with an attachment.
10/17/2024	Telephone exit conference with Licensee Designee, Tracey Hamlet.

ALLEGATION: The Ottawa County Health Department issued a "D" rating on their Environmental Inspection Report dated 08/15/2024.

INVESTIGATION: I reviewed the report. Under Section 1 Water Supply Systems it read as follows: "This well is a Type III (Semipublic) water supply. The isolation distance from the well to sewage disposal system should be 75 feet (currently 67 feet). Future drain field will need to meet 75 feet isolation distance." Under Section 2 Sewage Disposal System it read as follows: "Two borings into the drain field had 10 inches of standing water. A correction order will be sent for a new drain field." The Sanitarian, Curtis Critchlow, issued a rating of a "D". "Substantial non-compliance with applicable rules. Approval is not recommended." The Health Department sent a "Correction Order." The following information was listed:

- "1. Within 10 days, apply for a sewage disposal system repair permit form this office.
2. Within 30 days, install system according to permit.
3. Contact this office to schedule a final inspection prior to backfilling."

On 09/30/2024, Tracy Thorns, Property Manager from MOKA sent me an email with an attachment. "Water supply/ Waist water Disposal Variance application. Variance Description: Sewage disposal system disposal system installed less than 10 feet from the property line. Reason for request: Utilities on each side of proposed drain field location required that the drain filed be turned 90 degrees. Result of Variance Application Review variance 'granted.' "

The system was installed by Schultz Septic.

Tracy Thorns sent a second email on 09/30/2024. She wrote: "Update Starwalk drain field, Starwalk HER 08/15/2024. "Final inspection Approval, signed by Stew Whitney."

On 10/17/2024I conducted a telephone exit conference with the Licensee Designee, Tracey Hamlet and she agreed with my findings.

APPLICABLE RULE	
/R 400.14401	Environmental Conditions Private water systems shall be in compliance with R 325.10101 et seq. of the Michigan Administrative Code. A bacteriological report confirming water quality shall be required during the initial inspection and every 2 years thereafter. Group homes that use a community approved water system need not be in compliance with this requirement.
ANALYSIS:	<p>The Ottawa County Health Department issued a "D" rating on the Environmental Health Report on 08/15/2024.</p> <p>I received notification from our Lansing office of the "D" rating and I opened an investigation.</p> <p>According to the Property Manager, Tracy Thorns for MOKA they requested a variance because the utilities on each side of the drain field would require that drain field be turned 90 degrees.</p> <p>The Health Department reviewed and approved the variance and was granted on 09/30/2024. "Final inspection approved."</p> <p>I have not received an updated Environmental Inspection Report from the Ottawa County Health Department.</p> <p>During this investigation it was found that a "D" rating was issued by Ottawa County Health Department therefore, is a rule violation.</p>
CONCLUSION:	VIOLATION ESTABLISHED

IV. RECOMMENDATION

I recommendation that the Licensee provide an acceptable plan of correction and the license status remain unchanged.

Arlene B. Smith

10/17/2024

Arlene B. Smith
Licensing Consultant

Date

Approved By:

Jerry Hendrick

10/17/2024

Jerry Hendrick
Area Manager

Date