From: **Candias Webster** cwebster@mpcity.org
Subject: RE: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)
Date: March 3, 2026 at 9:21 AM
To: Kyle Moring [redacted]
Cc: Wesley Lyon wlyon@mpcity.org, Carl Hinton CHinton@mpcity.org, Debbie Corbell DCorbell@mpcity.org, Kelly Redfearn KRedfearn@mpcity.org, Jonathan Hageman JHageman@mpcity.org, Melanie Knight melanie.knight@mpcity.org, Rob Vine rvine@mpcity.org, Austin Beck abeck@dtrglaw.com, Lea Ream lream@dtrglaw.com, [redacted]

CW

Good morning, Mr. Moring,

Here is all the information the City has related to this request.
Fire - WalMart

We will consider this request closed 03/03/2026

Thank you,
Candias Webster, TRMC, CMC
Assistant City Manager/ City Secretary
City of Mt. Pleasant
Office: 903-575-4000
Cell: [redacted]
Fax: 903-577-1828

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From: Kyle Moring <[redacted]>
Sent: Friday, February 13, 2026 8:00 PM
To: Candias Webster <cwebster@mpcity.org>
Cc: Wesley Lyon <wlyon@mpcity.org>; Carl Hinton <CHinton@mpcity.org>; Debbie Corbell <DCorbell@mpcity.org>; Kelly Redfearn <KRedfearn@mpcity.org>; Jonathan Hageman <JHageman@mpcity.org>; Melanie Knight <melanie.knight@mpcity.org>; Rob Vine <rvine@mpcity.org>; Austin Beck <abeck@dtrglaw.com>; Lea Ream <lream@dtrglaw.com>; [redacted]
Subject: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)

Good evening,

Pursuant to the Texas Public Information Act ("TPIA"), Tex. Gov't Code § 552, I request copies of the following public records related to fire code compliance inspections and related follow-up activity at Walmart Store #131, located at 2311 S. Jefferson Ave., Mount Pleasant, TX 75455.

Background

On January 09, 2026, Deputy Fire Chief Aristeo Rodriguez sent an internal email to multiple City officials—including Candias Webster, Jennifer Williams, Larry McRae, John Ankrum, Danny Beard, and Brad Eubanks—stating: "A follow up inspection was conducted today, and all fire violations had been corrected." This email was sent in response to a directive from the City's attorney, relayed by Ms. Webster on January 07, 2026, to "treat it like any complaint we might get" and "conduct a follow-up inspection."

However, the Mount Pleasant Fire Department's January 2026 Monthly Report, which is scheduled for presentation to the City Council on February 17, 2026, documents 99 total incidents for the month. No entry in the report appears to reflect or account for this complaint-driven follow-up inspection. Additionally, on January 12, 2026, Director of Development Services Lynn Barrett emailed Building Official John Ankrum asking, "do you think we should do a follow up inspection too or no?", suggesting she may not have been aware of or satisfied with the January 09, 2026 inspection just three days earlier.

The single-sentence internal email does not identify the scope, findings, areas inspected, code sections referenced, or individual violations reviewed and cleared. The original complaint identified ten (10) specific areas of concern spanning fire, life-safety, and building code issues, documented over multiple years. This request seeks the underlying inspection documentation and the records reflecting the City's standard protocols for follow-up inspections/re-inspections.

Records Requested

I request copies of the following records, in any and all formats in which they exist (electronic or physical), including native electronic formats where available:

1. January 09, 2026 Follow-Up Inspection Documentation – provided in the link

All records generated by, associated with, or documenting the follow-up fire inspection of Walmart Store #131 that Deputy Chief Rodriguez reported as having been conducted on January 09, 2026, including but not limited to:

a. The completed inspection report, checklist, form, or worksheet (in any format, including HSCloud or any other inspection management system used by MPFD)

b. Field notes, handwritten notes, or any contemporaneous documentation prepared by the inspector(s)

c. Photographs taken during the inspection

d. Any notice, correction order, warning, or other communication issued to Walmart or its representatives in connection with or as a result of this inspection

e. The names and titles of all City personnel who participated in or were present during the inspection

f. The names and titles of all Walmart personnel who were present during or who facilitated/accompanied the inspection

g. Documentation identifying the specific areas of the facility inspected, the specific code sections or standards applied, and the specific violations or concerns reviewed and their disposition (i.e., corrected, still pending, not applicable, etc.)

h. Any scheduling, coordination, or advance-notice communications between the City and Walmart (or its

representatives) regarding this inspection, including emails, text messages, phone logs, or calendar entries

i. All records that were referenced, consulted, or relied upon by the inspector(s) to identify the "fire violations" purportedly reviewed and cleared during the January 09, 2026 follow-up inspection, including any prior annual inspection reports, prior violation notices/correction orders, prior complaint materials, prior inspection history, or other baseline violation lists used to determine what conditions required verification

2. **Incident/Activity Reporting Records (NFIRS/NERIS or Other Systems) we have no information on this item**

Any NFIRS, NERIS, or other incident/activity reporting record generated in connection with the January 09, 2026 inspection. If no such record was generated, please state so in the City's response and produce any written policy, procedure, SOP, guidance, or practice document describing whether complaint-driven fire code compliance inspections are logged in NFIRS/NERIS or any other activity tracking system maintained by MPFD.

3. **Internal City Communications (January 07–12, 2026) provided in the link**

All internal City communications (emails, text messages, memoranda, instant messages, Teams/Slack messages, or other written or electronic communications) between or among any City officials, employees, or agents referencing, discussing, or relating to the January 07–12, 2026 complaint, follow-up inspection, scheduling of the inspection, or inspection findings regarding Walmart Store #131. This includes, but is not limited to, communications involving Candias Webster, Jennifer Williams, Larry McRae, John Ankrum, Aristeo Rodriguez, Danny Beard, Brad Eubanks, Lynn Barrett, and any City attorney or outside counsel.

4. **Attorney Communications Regarding Response Obligation – we have no information on this item**

Records reflecting or memorializing the legal advice referenced by Ms. Webster on January 07, 2026, that the City "does not have to respond to this email." To the extent the City asserts attorney-client privilege or any other exception, I request that the City identify the specific records withheld, the date of each record, the author and recipient(s), and the statutory exception claimed, consistent with Tex. Gov't Code § 552.301.

5. **Complaint Tracking/Case Management Records - we have no information on this item**

Any complaint log, case file, tracking number, entry, or case management record created by the City in response to the fire and life-safety complaints submitted by Kyle Moring regarding Walmart Store #131. If no tracking number or case file was created, please state so in the City's response.

6. **Fire Prevention Inspection Log/Activity Records (January 2026) provided in the link**

MPFD's fire prevention inspection activity log, schedule, calendar, assignment sheet, work order list, or comparable record for January 2026 reflecting all fire prevention/code compliance inspections conducted during the month, including the address inspected, the date, the type of inspection (annual, complaint, follow-up, etc.), and the inspector's name.

7. **Lynn Barrett Communications. Provided in the link**

All communications sent or received by Lynn Barrett between January 07, 2026 and the date of this request regarding Walmart Store #131, the January 09, 2026 follow-up inspection, or any Development Services follow-up inspection of the same property, including any response by John Ankrum to Ms. Barrett's January 12, 2026 inquiry about whether an additional inspection should be conducted.

8. **Follow-Up/Re-Inspection Policies, Procedures, and Documentation Standards – provided in the link**

All written policies, standard operating procedures, protocols, guidance documents, training materials, checklists, forms, templates, inspection narrative standards, and system instructions (including any HSCloud workflow guidance) in effect from January 01, 2024 through January 31, 2026, that govern:

a. Annual fire/life-safety inspections

b. Complaint-driven inspections

c. Follow-up inspections and re-inspections to verify the correction of cited violations

d. Documentation requirements for such inspections (including required report elements, required photographs, disposition tracking, and record retention within systems such as HSCloud)

e. Any supervisory review, approval, sign-off, or close-out requirements for marking violations "corrected" or "cleared" in City records or systems

9. **Records Retention/Records Control Schedules provided in the link**

Any records retention schedule, records control schedule, retention policy, or comparable record in effect during 2024–2026 governing retention of: fire prevention inspection records; follow-up/re-inspection documentation; complaint files/logs; inspection photographs; and inspection system records (including HSCloud entries and exports).

Format and Delivery

I request that responsive records be provided in electronic format (PDF and/or native electronic format) via email to [redacted]. Pursuant to § 552.228, I request that charges, if any, be limited to the cost of electronic copies. If charges are expected to exceed $40.00, please provide an itemized written cost estimate before processing.

Legal Requirements

The TPIA requires prompt production of public information. If the requested information cannot be produced within ten (10) business days, Tex. Gov't Code § 552.221(d) requires the City to certify that fact in writing and set a date and hour within a reasonable time when the information will be available for inspection or duplication. If any portion of the requested information is claimed to be excepted from disclosure, the City is required under § 552.301 to timely request an Attorney General decision and identify the specific exceptions claimed, along with comments and legal authority supporting those exceptions—failure to timely request an Attorney General decision results in a presumption that the information is public. See Tex. Gov't Code § 552.302.

Thank you for your prompt attention to this request. Please confirm receipt at your earliest convenience.

With gratitude,

Kyle Moring

[redacted]