Court USB production (August 28, 2026) · thread T61

TPIA Request ? MPFD Follow-Up Fire Inspection Records (01/09/2026) ? Walmart Store #131 (2311 S. Jefferson Ave)

6 message(s), 2026-02-14 · None. Public copy: personal contact details and excluded-subject material boxed.

1. 2026-02-14 02:00 Kyle Moring · 1 att.
2. 2026-03-03 11:55 Kyle Moring · 0 att.
3. 2026-03-03 15:20 Candias Webster · 1 att.
4. 2026-03-03 18:49 Kyle Moring · 2 att.
5. None · 0 att.
6. None · 1 att.

From:	Kyle Moring <[redacted]>
To:	Candias Webster <cwebster@mpcity.org>
Cc:	Wesley Lyon <Wlyon@mpcity.org>; chinton@mpcity.org; dcorbell@mpcity.org; kredfearn@mpcity.org; jhageman@mpcity.org; Melanie.knight@mpcity.org; Rob Vine <rvine@mpcity.org>; Austin Beck <abeck@dtrglaw.com>; Lea Ream <lream@dtrglaw.com>; [redacted]
Date:	2026-02-14 02:00:22+00:00
Subject:	**TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)**
Attachments:	2026-01-12 - City of Mount Pleasant - Barrett-Ankrum Internal Thread.pdf
USB file:	TPIA Request – MPFD Follow-Up Fire Inspection Records (01092026) – Walmart Store #131 (2311 S.msg (+1 identical copies)

Report This Email

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

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)

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)

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

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

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)

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

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

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

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] | [redacted]

From: "Lynn Barrett"

To: "John Ankrum" <jankrum@mpcity.org>

Date: 1/12/2026 2:27:52 PM

Subject: RE: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

Headers:
From: "Lynn Barrett" <>
Sender: "Lynn Barrett" <>
To: "John Ankrum" <jankrum@mpcity.org>
Subject: =??Q?RE:_Request_for_Administrative_Review_and_O?=
=??Q?versight_Guidance_=96_Prior_Submission_re:_Wa?=
=??Q?lmart_Supercenter_#131_(Mount_Pleasant=2C_TX)?=
Date: Mon, 12 Jan 2026 14:27:52 -0600
MIME-Version: 1.0
Content-Type: multipart/related; type="multipart/alternative";
boundary="Mark=_699468349734232"

Thanks, John, do you think we should do a follow up inspection too or no?

Thank you,

Lynn Barrett, AICP, CPM

Director of Development Services

Revised Hours: 7:30-5:30 M – Th; 8-noon Fridays

Phone: 903-575-4149

City of Mount Pleasant

501 N. Madison Ave.

Mount Pleasant, TX 75455

From: John Ankrum <jankrum@mpcity.org>
Sent: Monday, January 12, 2026 7:44 AM
To: Lynn Barrett <LBarrett@mpcity.org>
Subject: FW: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

Internal (jankrum@mpcity.org)

INKY is learning... Safe Spam Phish More... Provided by Bryan IT

From: Aristeo Rodriguez <arodriguez@mpcity.org>
Sent: Friday, January 9, 2026 3:41 PM
To: Candias Webster <cwebster@mpcity.org>; Jennifer Williams <jwilliams@mpcity.org>; Larry McRae <LMcRae@mpcity.org>; John Ankrum <jankrum@mpcity.org>; Danny Beard <DBeard@mpcity.org>; Brad Eubanks <BEubanks@mpcity.org>
Subject: Re: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

A follow up inspection was conducted today, and all fire violations had been corrected.

Aristeo Rodriguez

Deputy Chief

Mt. Pleasant Fire Dept

work: 903-575-4144

cell: [redacted]

From: Candias Webster <cwebster@mpcity.org>
Sent: Wednesday, January 7, 2026 3:02 PM
To: Jennifer Williams <jwilliams@mpcity.org>; Larry McRae <LMcRae@mpcity.org>; John Ankrum <jankrum@mpcity.org>; Aristeo Rodriguez <arodriguez@mpcity.org>; Danny Beard <DBeard@mpcity.org>; Brad Eubanks <BEubanks@mpcity.org>
Subject: RE: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

Good afternoon,

I spoke with our attorney, and he said we do not have to respond to this email, but we should treat it like any complaint we might get. He suggested that we conduct a follow-up inspection, as he has listed concerns.

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

ATTENTION OFFICIALS : A "Reply to All" on this e-mail or reply or forward to one other official could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

CONFIDENTIALITY NOTICE: This e-mail is intended solely for the person or entity to which it is addressed and may contain confidential and/or privileged information. Any review, dissemination, copying, printing, or other use of this e-mail by persons or entities other than the addressee is prohibited. If you have received this e-mail in error, please contact the sender immediately and delete the material from your computer

From: Jennifer Williams <jwilliams@mpcity.org>
Sent: Wednesday, January 7, 2026 2:41 PM
To: Candias Webster <cwebster@mpcity.org>
Subject: FW: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

From: Kyle Moring <[redacted]>
Sent: Wednesday, January 7, 2026 1:55 PM
To: Larry McRae <LMcRae@mpcity.org>; Mt. Pleasant Fire Department <mpfd@mpcity.org>
Cc: Debra.Knight@tdi.texas.gov; Kelley Stalder <Kelley.Stalder@tdi.texas.gov>; Christopher Rusche <Christopher.Rusche@tdi.texas.gov>; Chuck Allen <Chuck.Allen@tdi.texas.gov>
Subject: Re: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

CAUTION: [EXTERNAL EMAIL]

Chief McRae,
I have not received a response to my December 31, 2025 request for a status update on documented fire and life-safety concerns at Walmart Supercenter #131. That request was submitted in accordance with Fire Marshal Knight's December 30, 2025 guidance, which directed me to seek written findings from the City, the local AHJ.
Seven days have passed. The documented concerns, which include sprinkler deficiencies, ammunition storage protection, and egress obstructions at a high-occupancy facility, remain unaddressed in the record.
Please confirm receipt and provide a response or expected timeline.

For Fire Marshal Knight:
Given the City's non-response, I respectfully request guidance on the recourse available when the local AHJ fails to respond to documented life-safety complaints referred by SFMO.

With gratitude,
Kyle Moring
[redacted] | [redacted]

> On Dec 31, 2025, at 8:03\u8239 AM, Kyle Moring <[redacted]> wrote:
>
> Chief McRae and Mount Pleasant Fire Department,
> I understand you were copied on my prior correspondence with the State Fire Marshal’s Office regarding documented fire and life-safety concerns at Walmart Supercenter #131, 2311 S. Jefferson Ave., Mount Pleasant, Texas 75455. Consistent with the State Fire Marshal’s Office guidance that the City is the local Authority Having Jurisdiction (AHJ) for fire and life-safety enforcement at this location, I am requesting a written status update from MPFD regarding the City’s review, inspection activity, and any corrective action for the issues summarized below.
> For efficiency, I am attaching a single, bookmarked PDF “Evidence Binder” that compiles the supporting records (MPFD inspection reports, City correspondence/records, and DSHS inspection reports and related documentation). Please see the binder’s bookmarked exhibits for source documents and dates.
> Summary of issues requiring AHJ status update/follow-up:
>
> 1. Means of egress/exit access (chronic obstruction)

For months, I have documented blocked fire exits and obstructed egress pathways at this facility. The City's HSCloud re-inspection record dated October 28, 2025, includes an exit obstruction-related note consistent with these concerns (WIC area). I respectfully request confirmation of MPFD's inspection findings, and any corrective actions required to ensure exit access, exit discharge, and maintained aisle/exit widths remain compliant.

2. Firearms/ammunition storage ("gun closet") – required signage and sprinkler protection

MPFD's September 11, 2024 re-inspection record required an "(explosive) placard" on the door of the room where guns and ammunition are stored and notes that when the condition was revisited on December 03, 2024, it was "still not taken care of." As of November 2025, it has been reported that the door still lacks proper hazard signage and that the space reportedly lacks the proper sprinkler protection inside the closet/room (as noted in the 2024 inspection report). I am also attaching the most recent sprinkler remodel plans (April 16, 2024), which, based on my review, do not appear to show the gun closet being addressed during that remodel scope. I respectfully request MPFD's written confirmation of (a) the applicable marking/signage requirement(s) and (b) whether the gun closet is protected as required, given its use and contents, and if not, what corrective steps and timelines have been issued.

3. Sprinkler system maintenance/performance and storage configurations affecting discharge

Local inspection records document sprinkler inspection gaps and storage configurations that may defeat sprinkler effectiveness, including the September 11, 2024 re-inspection notes regarding an inspection gap for the riser system by the mechanic gun storage area and the concern that there was "no way for the water to access the lower parts of the storage rack," with the note that it remained unresolved when revisited on December 03, 2024. Earlier MPFD records (July 23, 2021) also document sprinkler maintenance concerns (e.g., sprinkler heads requiring cleaning; battery room sprinkler inspection needing update). Please provide the current compliance status for these items, including the most recent sprinkler inspection documentation on file and any corrective measures required for storage configurations that obstruct discharge.

4. Fire alarm system integrity/improper handling of alarm components

MPFD's July 23, 2021, annual inspection documented a fire alarm panel trouble condition requiring repair and signage/identification needs. Separately, the City letter dated October 10, 2025, documents that a key was hung from a fire alarm pull station, notes the Fire Chief was consulted, and indicates the key was removed. Please confirm what follow-up (if any) was conducted to ensure device integrity and that the fire alarm system remains in operable condition, including any corrective or preventive measures required at the site.

5. Hazard identification signage (NFPA 704) and hazardous materials controls

MPFD's July 23, 2021 annual inspection documented the need for NFPA 704 placards for used oil storage and propane cylinder storage. Please provide the current compliance status of hazard identification signage and any related requirements the City has enforced for hazardous material areas.

6. Ceiling tile/ceiling system integrity and above-ceiling conditions (multi-year pattern; cross-agency documentation)

MPFD inspection records document missing/broken ceiling tiles and above-ceiling combustible concerns (including the removal of cardboard from the ceiling space and its replacement with fire-rated material), and the September 11, 2024 re-inspection again notes missing ceiling tiles throughout the store. DSHS records further document a pattern since at least 2023, including a reported ceiling collapse issue (noted as corrected at that time) and subsequent 2025 inspections documenting ceiling/above-ceiling debris issues and missing ceiling tiles in the bread room as of October 28, 2025. Given the repeated identification of ceiling-system deficiencies by both MPFD and DSHS over multiple years, I respectfully request MPFD's written status update on inspection findings

and enforcement/corrective actions to address any fire-resistance, smoke development/spread, or concealed-space concerns.

7. Construction/remodel activity and City nonresponse (TLE area; permits/phasing/life-safety safeguards)

   On October 14, 2025, and October 16, 2025, I sent detailed written requests to City officials seeking confirmation of permits/approvals and phasing/separation plans for the TLE remodel, and requesting inspection/enforcement follow-up on egress, hot-work safeguards, temporary power, and related fire/life-safety controls. The City did not provide a written response to those emails. On October 17, 2025, due to the lack of response, I contacted the Building Official, John Ankrum, by phone. During that call, Mr. Ankrum confirmed that unpermitted work was being performed. Despite these notices, to the best of my knowledge based on records produced, the only documented notice issued during that period was the warning regarding the key hung from the fire alarm pull station (an issue I had also reported). I respectfully request MPFD's written status update regarding whether MPFD reviewed/signed off on any portion of the remodel activity, whether permits/phasing were verified, and whether any violations or corrective orders were issued (or declined) related to construction-phase fire and life-safety safeguards.

8. Limited annual fire inspection records provided by the City

   In response to my public records request, the City produced only two annual fire inspection records for this property since 2021 (July 23, 2021 and September 11, 2024). Please confirm whether additional annual fire inspection reports exist for this property that were not included in the City's response, and if so, how I should request/obtain them.

9. Employee report regarding backroom overcapacity and recurring unsafe conditions

   I am attaching a redacted statement from a current employee who requested anonymity. The statement reports that the backroom is overcapacity and reflects a perception that meaningful local enforcement is unlikely at this location. I respectfully request that the employee's identity and any identifying details be protected to the extent permitted by law.

10. Concern regarding enforcement consistency and the appearance of conflicts

    I am not asserting wrongdoing as an established fact. However, I am requesting a transparent, documented status update and follow-up because the pattern of repeat observations and the limited corrective/enforcement record raises reasonable concerns about inconsistent enforcement at this location. I also wish to document my opinion that the City's publicly discussed reliance on sales tax revenue (with Walmart being among the largest sales tax generators in Mount Pleasant) could create an appearance of a conflict of interest that warrants heightened transparency and clear documentation of AHJ actions to maintain public confidence.

Requested response (written):

1. Confirmation of whether MPFD has an open case number(s) and/or tracking identifier(s) for these concerns, and the assigned point of contact.

2. A status table or narrative update addressing each item above: whether it is confirmed, corrected, pending, or unverified; what code basis/standard is being applied; and what corrective actions (if any) have been required with deadlines.

3. The date of the last MPFD inspection at this location, the scope/areas inspected, and the date of any scheduled re-inspection or next inspection.

4. If MPFD has determined that any of the items are outside MPFD's jurisdiction, please identify the responsible City office and whether MPFD referred the issue for action.

Thank you for your time and attention to these life-safety issues. I would appreciate confirmation of receipt

and a written response at your earliest convenience. I am available to provide dated photo logs and additional documentation upon request.

Respectfully submitted in good faith,
Kyle Douglas Moring, M.S., LPC-Associate
Former Asset Protection Investigator – Walmart Store #131
Designated Representative of Current Walmart Store #131 Employees
OSHA §11(c)/FSMA Whistleblower Complainant
[redacted] | [redacted]

Attachment: "2025-12-31 – MPFD – Evidence Binder" (single, bookmarked PDF)

<2025-12-31 - MPFD - Evidence Binder.pdf>

> On Dec 30, 2025, at 2:40\u8239 PM, Debra Knight <Debra.Knight@tdi.texas.gov> wrote:
>
> Thank you for your detailed correspondence and for providing the supporting documentation regarding Walmart Supercenter Store #131 in Mount Pleasant, Texas. I appreciate the time and effort you have taken to compile and present your concerns related to fire and life-safety conditions at this public occupancy.
>
> The State Fire Marshal's Office (SFMO) reviews all complaints to determine how we may most appropriately assist within the statutory framework established by Texas Government Code Chapter 417. That framework is intended to promote public safety while recognizing that effective fire and life-safety oversight is a shared responsibility among state and local authorities, building owners, and the communities they serve. Our collective goal is always the same: identifying hazards and supporting their timely correction to reduce risk to occupants and responders. SFMO has specific statutory authority and defined limitations regarding inspections and enforcement. While SFMO serves as the statewide Authority Having Jurisdiction (AHJ) for certain occupancies and circumstances, §417.008 and §417.0081 recognize that when a municipality has adopted a fire code and designated a local fire official, that local authority is the primary AHJ for code enforcement, inspections, and corrective actions within its jurisdiction.
>
> In jurisdictions such as the City of Mount Pleasant—where a local fire code is adopted and a local fire department or fire marshal is designated—SFMO's role is generally coordination, and technical assistance, rather than direct intervention or supervisory oversight of local enforcement decisions.
>
> Your materials were forwarded to the City of Mount Pleasant as the appropriate AHJ. SFMO does not assign an enforcement tracking number when a complaint is referred to a local jurisdiction, as the inspection, investigation, and any resulting enforcement actions fall under the authority and records of the local fire official.
>
> Regarding your request for state-level oversight, Chapter 417 does not provide

SFMO with authority to administratively review, override, or compel local fire code enforcement actions where a municipality has adopted and is enforcing its own fire code.

If concerns continue, you may find it helpful to seek written inspection findings or status updates directly from the City of Mount Pleasant Fire Department or Fire Marshal's Office, or to engage municipal administrative or elected leadership. SFMO remains willing to stay informed and to assist in a supportive, consultative capacity, recognizing that progress often results from continued communication and cooperation among all parties.

I appreciate your continued engagement on this matter and your commitment to the collective goal of protecting life and property. Please do not hesitate to contact my office if you have additional information to share or if further coordination may be helpful.

Debra Knight
Texas State Fire Marshal
Department of Insurance
Mobile 512.567.8482
Email Debra.Knight@tdi.texas.gov

Stay connected with the State Fire Marshal's Office
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<image001.png>

From: Kyle Moring <[redacted]>
Sent: Tuesday, December 30, 2025 12:02 PM
To: Debra Knight <Debra.Knight@tdi.texas.gov>
Subject: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

ATTENTION: This email came from an external source. Do not open attachments or click on links from unknown or unexpected emails.

Fire Marshal Knight,

I am writing to respectfully request an administrative review and guidance regarding a fire and life-safety complaint packet I submitted to the State Fire Marshal's Office on December 21, 2025 concerning:

Walmart Supercenter Store #131

2311 South Jefferson Avenue

Mount Pleasant, Texas 75455

On December 21, 2025, I submitted an email and an attached evidence binder requesting SFMO review/assistance due to recurring and documented life-safety concerns at this public occupancy facility, including chronic means-of-egress obstructions, sprinkler system performance/maintenance deficiencies, fire alarm integrity issues, hazardous materials and firearms/ammunition storage marking/protection concerns, and recurring ceiling system deficiencies documented over multiple years. I also provided a formal escalation letter summarizing the concerns and supporting exhibits.

On December 22, 2025, SFMO (Lt. Christopher Rusche) acknowledged receipt and advised that the City of Mount Pleasant is the authority having jurisdiction (AHJ) and that my concerns were forwarded to the City.

That same morning, I replied to clarify that these issues have already been raised with the City of Mount Pleasant on multiple occasions, which is why I sought state-level review and oversight rather than another referral to the same local authority. I also requested confirmation of (1) the date of forwarding, (2) the recipient(s) and email address(es), (3) any SFMO tracking /reference number, and (4) what mechanism exists for SFMO to re-engage or provide oversight if the City's response is not timely or does not address the documented life-safety issues.

As of the date of this email, I have not received a substantive response to those oversight questions beyond the initial referral notice. Given the public occupancy nature of the facility and the multi-source documentation contained in the binder, I am respectfully requesting administrative/supervisory review to determine what state-level oversight, coordination, or procedural pathway exists in situations where (a) the local AHJ has already been notified multiple times and (b) the documented hazards appear to recur without effective corrective action.

For convenience, I am reattaching:

- My 12/21/2025 transmittal email
- The SFMO escalation letter (summary + requested focus areas)
- The Store #131 evidence binder
- The 12/22/2025 SFMO acknowledgment and my 12/22/2025 follow-up reiterating the oversight request

Respectfully, I am requesting:

- Written confirmation of whether SFMO assigned any internal reference or tracking number to this submission
- Confirmation of the date the concerns were forwarded to the City of Mount Pleasant and the specific recipient(s) (name/title/email)
- Guidance on whether SFMO can conduct an administrative review of the handling of

the referral and/or provide oversight coordination when local enforcement response is not timely or is ineffective

- Any recommended next steps for ensuring these documented life-safety concerns are independently evaluated and corrected

Thank you for your time and consideration. I appreciate any guidance your office can provide regarding the appropriate state-level mechanism in this situation.

The supporting materials are provided as a single, bookmarked PDF evidence binder for ease of review:

Respectfully submitted in good faith,

/s/ Kyle Douglas Moring

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c) / FSMA Whistleblower Complainant

[redacted] | [redacted]

<2025-12-21 - SFMO - Store 131 Evidence Binder.pdf>

From:	Kyle Moring <[redacted]>
To:	Candias Webster <cwebster@mpcity.org>
Cc:	Wesley Lyon <Wlyon@mpcity.org>; chinton@mpcity.org; dcorbell@mpcity.org; kredfearn@mpcity.org; jhageman@mpcity.org; Melanie.knight@mpcity.org; Rob Vine <rvine@mpcity.org>; Austin Beck <abeck@dtrglaw.com>; Lea Ream <lream@dtrglaw.com>; [redacted]
Date:	2026-03-03 11:55:48+00:00
Subject:	**Re: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)**
Attachments:	—
USB file:	Re TPIA Request – MPFD Follow-Up Fire Inspection Records (01092026) – Walmart Store #131 (2311 S_6.msg

Report This Email

Ms. Webster,

This email serves as a deadline notice regarding my Texas Public Information Act ("TPIA") request submitted on February 13, 2026, titled: "TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)."

The statutory ten (10) business day deadline under Tex. Gov't Code § 552.301(b) has now expired. If the City contended that any responsive information is excepted from disclosure, Tex. Gov't Code § 552.301(b) required the City to request an Attorney General decision no later than the 10th business day, and Tex. Gov't Code § 552.301(d) required notice to the requestor within the same 10-business-day period identifying the exceptions claimed and stating that the City is seeking an Attorney General ruling. As of today, I have received neither an Attorney General request nor the required § 552.301(d) notice. Failure to timely comply triggers the presumption of openness under Tex. Gov't Code § 552.302.

In addition, Tex. Gov't Code § 552.221 requires prompt production. If the City cannot produce the requested information 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. I have not received this certification.

Accordingly, please provide, no later than close of business today:

1. Confirmation whether the City has requested an Attorney General decision for any portion of this request; if so, please provide a copy of the request to the OAG (and the § 552.301(d) notice), the statutory exceptions asserted, and any OAG tracking/reference information available.
2. If the City is not seeking an Attorney General decision, please confirm the production plan and begin rolling electronic production immediately, including any inspection reports/checklists, field notes, photographs, HSCloud (or any other inspection-related) exports, communications, logs, and policies requested.
3. If the City anticipates charges exceeding $40, please provide the written, itemized estimate required by Tex. Gov't Code § 552.2615 before any costs are incurred.

Please also provide any City-assigned tracking/reference number for this request, if one has been assigned.

With gratitude,

Kyle Moring

[redacted] | [redacted]

> On Feb 13, 2026, at 8:00 PM, Kyle Moring <[redacted]> wrote:
>
> 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

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)

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)

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

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

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)

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

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

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

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]

<2026-01-12 - City of Mount Pleasant - Barrett-Ankrum Internal Thread.pdf>

From:	Candias Webster
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] <[redacted]>
Date:	2026-03-03 15:20:53.911741+00:00
Subject:	**RE: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)**
Attachments:	image001.png
USB file:	RE TPIA Request – MPFD Follow-Up Fire Inspection Records (01092026) – Walmart Store #131 (2311 S.msg (+1 identical copies)

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

ATTENTION OFFICIALS: A "Reply to All" on this e-mail or reply or forward to one other official could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

CONFIDENTIALITY NOTICE: This e-mail is intended solely for the person or entity to which it is addressed and may contain confidential and/or privileged information. Any review, dissemination, copying, printing, or other use of this e-mail by persons or entities other than the addressee is prohibited. If you have received this e-mail in error, please contact the sender immediately and delete the material from your computer.

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)

Report This Email

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.

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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

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Format and Delivery

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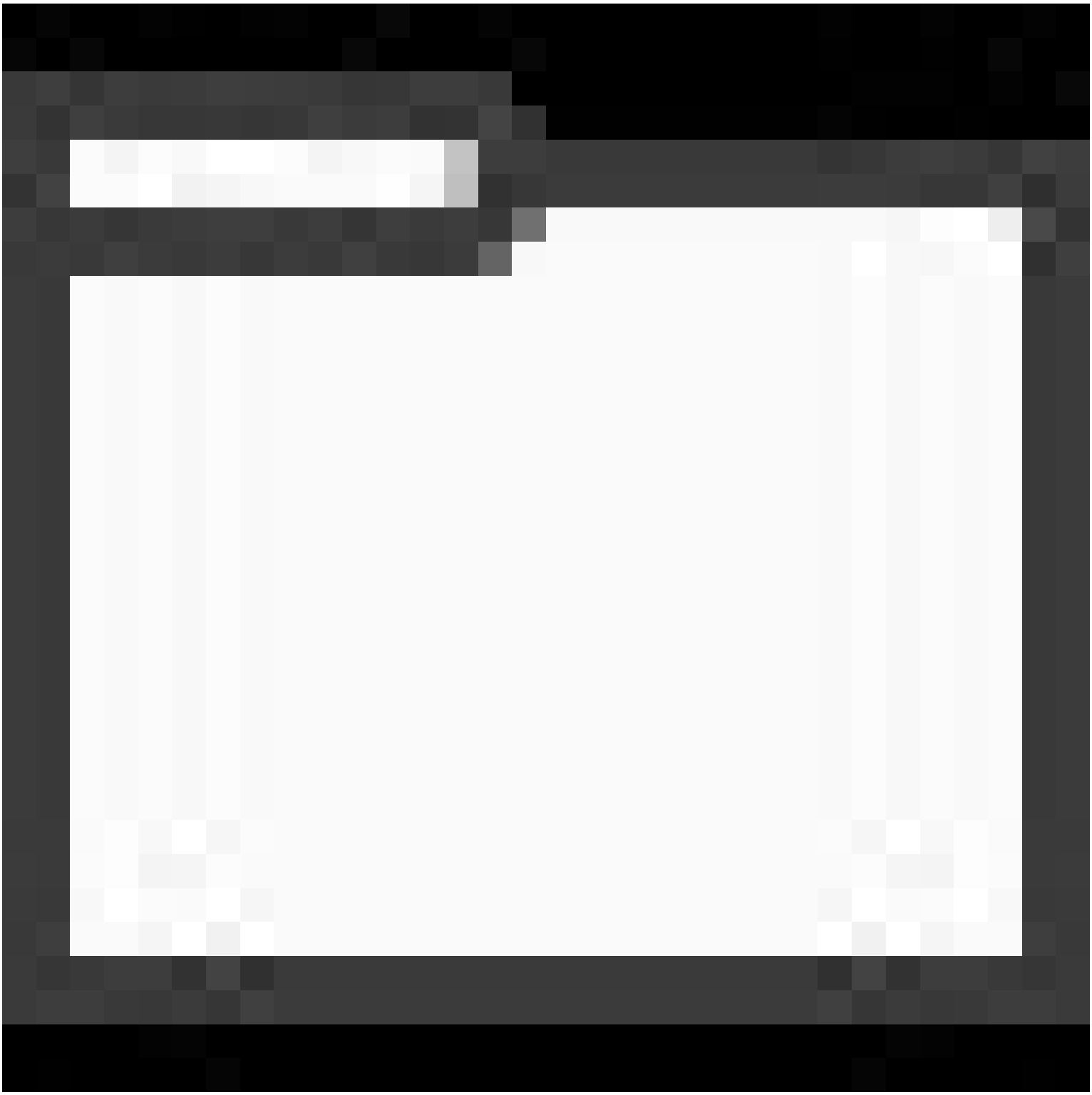
Thank you for your prompt attention to this request. Please confirm receipt at your earliest convenience.

With gratitude,

Kyle Moring

[redacted]

Attachment: image001.png



From:	Kyle Moring <[redacted]>
To:	Wesley Lyon <Wlyon@mpcity.org>; chinton@mpcity.org; dcorbell@mpcity.org; kredfearn@mpcity.org; jhageman@mpcity.org; Melanie.knight@mpcity.org
Cc:	Candias Webster <cwebster@mpcity.org>; Rob Vine <rvine@mpcity.org>; Austin Beck <abeck@dtrglaw.com>; Lea Ream <lream@dtrglaw.com>; [redacted]
Date:	2026-03-03 18:49:59+00:00
Subject:	**Re: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)**
Attachments:	2026-03-03 - City of Mount Pleasant - TPIA Response Evidence Binder.pdf, image001.png
USB file:	Re TPIA Request – MPFD Follow-Up Fire Inspection Records (01092026) – Walmart Store #131 (2311 S_2.msg (+1 identical copies)

Report This Email

Mayor Lyon and Members of the City Council,

I am following up regarding Walmart Store #131 (2311 S. Jefferson Ave., Mount Pleasant). I have completed my review of the City's Texas Public Information Act (TPIA) production concerning the January 09, 2026 follow-up fire inspection. Attached is an Evidence Binder compiling the produced records, the correspondence timeline, inspection documentation, and my written analysis.

Based on the City's production, the following issues warrant Council review:

1. Documentation of the January 09, 2026 follow-up inspection

The only internal MPFD summary produced after the inspection is a single sentence stating that a follow-up inspection was conducted and "all fire violations had been corrected." The inspection form provided in the production is largely checklist-based, with limited narrative and no clear item-by-item reconciliation of the previously identified concerns. The form also contains an internal time-entry inconsistency (time-in 14:56; inspector signature 15:01; time-out 21:00), which raises questions about documentation reliability.

In addition, MPFD's internal correspondence produced under TPIA states that the department has no written SOP for fire inspections and that inspections are not logged in NFIRS/NERIS.

2. Missing Email Referenced by Inspection Report Signature

The inspection report produced by the City indicates that the representative signature was recorded as "Signature of: E-Mail on 01/09/2026 15:02." However, the TPIA production did not include any corresponding email or communication reflecting that signature confirmation. If the inspection system recorded the representative's signature through an email transmission, that email would constitute a responsive record associated with the inspection. Its absence from the production raises a question as to whether the City's search captured all records related to the inspection.

3. Ammunition/firearms storage ("gun closet") sprinkler/marking issue

The City's inspection record reflects that the ammunition storage area condition, described as "no way for the water to access the lower parts of the storage rack", and a required door marking/placard were documented in 2024, re-visited on December 03, 2024 as "still not taken care of," and then marked "corrected" on January 09, 2026 based on a sprinkler head being relocated and a direction to post door signage. No permit documentation, plan set, engineering detail, or other technical basis for this sprinkler modification appears in the TPIA production.

4. Inspection frequency and unresolved items during an extended gap

In the records provided, the City produced only two annual fire inspection records for this property since 2021 (July 2021 and September 2024). No annual inspection was produced for calendar year 2025, and the January 2026 visit was complaint-driven rather than a scheduled annual inspection. The record also reflects that at least some cited items remained open across this period.

5. Withholding of fire safety engineering records

The City, through outside counsel, has requested an Attorney General ruling regarding withholding fire alarm and sprinkler system plans and related materials referenced in City communications. Those engineering documents are the same records that would allow independent verification of the assertion that all violations have been corrected.

The attached Evidence Binder provides the supporting record for these concerns, including the correspondence timeline, source emails, inspection records, and the Attorney General ruling request. I respectfully request that the Council review these materials and consider the follow-up actions outlined in the attached narrative, including (at minimum) requiring an itemized close-out record for the January 09, 2026 inspection, adopting written inspection documentation standards/SOPs and activity logging, and confirming an auditable annual inspection schedule for this and similarly situated occupancies.

I remain available to provide any additional documentation or clarification the Council may require. To avoid any unintended Open Meetings Act issues, please reply to me directly rather than using "reply all."

Respectfully submitted,

Kyle Moring

[redacted] | [redacted]

Attachment: 2026-03-03 - City of Mount Pleasant - TPIA Response Evidence Binder.pdf

On Mar 3, 2026, at 9:20 AM, Candias Webster <cwebster@mpcity.org> wrote:

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

ATTENTION OFFICIALS: A "Reply to All" on this e-mail or reply or forward to one other official could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

CONFIDENTIALITY NOTICE: This e-mail is intended solely for the person or entity to which it is addressed and may contain confidential and/or privileged information. Any review, dissemination, copying, printing, or other use of this e-mail by persons or entities other than the addressee is prohibited. If you have received this e-mail in error, please contact the sender immediately and delete the material from your computer.

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)

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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] | [redacted]

EVIDENCE BINDER

Response to TPIA Record Production

Walmart Store #131
2311 S. Jefferson Avenue
Mount Pleasant, TX 75455

Prepared by: Kyle Moring
Date: March 03, 2026

March 03, 2026

RE: Response to TPIA Record Production — Fire Inspection Follow-Up at Walmart Supercenter #131 (2311 S. Jefferson Ave., Mount Pleasant, TX 75455)

Dear Council Members and City Officials,

I am writing in response to the City's production of records pursuant to my Texas Public Information Act request dated February 13, 2026, regarding the follow-up fire inspection of Walmart Store #131 conducted on January 09, 2026.

I appreciate the City's responsiveness in producing the requested records. However, having now reviewed the totality of the production, I am compelled to bring several significant concerns to the Council's attention. The records produced, when analyzed alongside the publicly available engineering documents for the store's fire sprinkler system, reveal discrepancies that I believe warrant the Council's independent review.

1. Adequacy of the January 09, 2026 Follow-Up Inspection

The TPIA production reveals that on January 09, 2026, Deputy Fire Chief Aristeo Rodriguez sent an internal email to multiple city officials stating, in its entirety: "A follow up inspection was conducted today, and all fire violations had been corrected."

This single-sentence communication was the City's sole internal documentation that ten specific areas of concern — spanning fire safety, life safety, and building code issues documented over multiple years — had been resolved. The production contains no detailed inspection report identifying specific violations reviewed, no photographs or other objective documentation verifying correction of the specific items at issue (particularly the gun closet/ammunition room sprinkler and signage conditions), no code sections referenced, and no documentation mapping all ten concerns to verified corrective actions.

The inspection form itself contains an internal inconsistency regarding timing: the form records a Time In of 14:56 and the inspector's signature shows "Signed on: 01/09/2026 15:01," while the Time Out field reads 21:00 (364 minutes). Regardless of how this discrepancy is resolved, the produced record still lacks any itemized documentation tying each alleged correction to objective verification — photographs, narrative findings, or code citations — for a 180,000 square foot Supercenter with multiple previously-cited deficiencies.

2. Absence of Standard Operating Procedures

The City's TPIA production includes a February 26, 2026 internal email from Deputy Chief Rodriguez to Candias Webster and other city staff in which he confirms that the Mount Pleasant Fire Department does not have a Standard Operating Procedure (SOP) for fire inspections. He further states that fire inspections are not logged in NFIRS/NERIS. This means there is no documented standard governing how complaint-driven follow-up inspections are to be conducted, what documentation is required, or what constitutes adequate verification that cited violations have been corrected.

3. The City's Own Inspection Record Raises Questions About the "Corrected" Designation

The City's produced inspection record documents the following sequence regarding the gun closet/ammunition storage area:

- The September 2024 inspection identified that "there is no way for the water to access the lower parts of the storage rack" and recommended wall-mounted heads or wire racks, along with signage noting the presence of live ammunition
- As of the December 03, 2024 revisit, the deficiency was documented as still not corrected
- On January 09, 2026, the record states "Corrected" with the notation: "The sprinkler head has been relocated to point towards the wooden rack," and separately: "Advised store manager to place a sign… 'Live Ammunition'"

This sequence is notable: the underlying deficiency persisted for months, and the documented "correction" appears to consist of repositioning an existing ceiling sprinkler head plus verbal advice to add signage — yet the TPIA production contains no engineering documentation, permit filing, or technical basis for this modification.

Additionally, based on documents in the City's permitting file that I have independently reviewed (available through the permitting process), the April 2024 sprinkler remodel engineering package does not appear to include any engineered solution for in-rack or wall-mounted sprinkler protection in the gun closet/ammunition storage area, and the hydraulic calculations for the remodel show no in-rack sprinkler demand. If the Council wishes to verify these assertions, the relevant permitting documents can be requested or I can provide them as a separate exhibit.

4. Additional Concerns

- The re-inspection marked the roof access signage finding as "Corrected," but this finding referenced the "photo lab" area, which no longer exists in the store
- The ammunition placard/signage deficiency had been documented since at least September 2024, was confirmed still unresolved as of December 03, 2024, and was marked as corrected only on the day of the January 09, 2026 re-inspection
- The internal email chain shows the follow-up inspection was conducted in response to the city attorney's advice to "treat it like any complaint we might get" and that the City "does not have to respond to this email" — rather than as a standard enforcement action
- Director of Development Services Lynn Barrett emailed on January 12, 2026, asking whether a follow-up inspection should be conducted, apparently unaware that one had already occurred three days earlier
- No annual fire inspection has been conducted at Walmart #131 since September 2024 – a gap of approximately 18 months. The City's own records production shows only two annual inspections since 2021 (July 23, 2021 and September 11, 2024). The January 09, 2026 follow-up was complaint-driven, not a scheduled annual inspection, and does not satisfy routine inspection obligations for a high-occupancy public facility of this size. An entire calendar year (2025) passed with no annual fire inspection while multiple cited violations remained unresolved

• Under IBC Section 303.1, spaces used for assembly purposes with an occupant load of 50 or more persons are classified as Group A (Assembly) occupancy. NFPA 1, Section 10.2.7 classifies Assembly occupancies as high risk, requiring annual inspections. A 180,000 sq ft Walmart Supercenter with food service areas, pharmacy waiting areas, a vision center, and other public gathering spaces likely meets or exceeds the 50-person threshold for Group A classification in at least some areas. In the City's own TPIA production, Deputy Chief Rodriguez's internal email to Candias Webster states that MPFD follows "the required inspection frequency based on occupancy type" – yet if the occupancy type requires annual inspections, the 18-month gap represents a failure to meet the standard the City's own fire department claims to follow. Even under a pure Group M (Mercantile) classification, the presence of ammunition and explosive materials storage elevates the hazard level beyond standard mercantile criteria

5. Broader Implications for City-Wide Fire Safety Oversight

The concerns documented here arise from a single facility where a detailed complaint prompted close scrutiny of the inspection and enforcement process. However, the systemic issues revealed by the TPIA production – the absence of any SOP for fire inspections, the lack of NFIRS/NERIS logging, the one-sentence clearance of ten documented violations, and the 18-month gap in annual inspections – are not specific to Walmart #131. These are department-wide practices that apply to every commercial property, school, church, restaurant, and public assembly venue within the City's jurisdiction.

If the Fire Department has no written standard for conducting and documenting complaint-driven inspections at Walmart, it has no written standard for conducting them anywhere. If inspections are not logged in NFIRS/NERIS for this facility, they are not being logged for any facility. The question this raises is not limited to whether Walmart #131 is in compliance – it is whether the City's fire inspection program, as currently structured, provides adequate and verifiable protection for any of the commercial and public occupancies it is charged with overseeing.

I raise this not to expand the scope of my complaint, but because the Council has a responsibility to evaluate whether the practices revealed by this TPIA production reflect an isolated incident or a systemic gap in the City's fire safety infrastructure. The residents and visitors who enter high-occupancy facilities throughout Mount Pleasant are entitled to the same level of documented, verifiable fire code enforcement.

6. City Seeking to Withhold Fire Safety Plans from Public Disclosure

I also wish to bring to the Council's attention a related matter that bears directly on the question of transparency. On October 23, 2025, Deputy Fire Chief Rodriguez wrote in an internal email to Candias Webster: "There are emails and plans of their fire alarm and sprinkler system replacement. I'll send later today on this thread." Those referenced emails and plans were never included in the City's production of records.

On February 09, 2026, I submitted a supplemental TPIA request specifically targeting those referenced documents. Rather than producing the fire alarm and sprinkler system plans, the City retained outside counsel to request an Attorney General ruling on whether these records may be withheld from public disclosure. In the February 24, 2026 letter to Attorney General Paxton, outside counsel confirms that the City "has identified information responsive to the request" but is withholding it, citing potential exceptions under §552.101 (confidential by law) and §552.108 (law enforcement records).

Fire alarm and sprinkler system plans for a commercial building are commonly processed through a city's permitting office and are generally accessible as public records, though Texas law does provide exceptions that are sometimes asserted for security-related infrastructure information. The City acknowledges that responsive records exist but is withholding them pending the Attorney General's determination. Notably, the City is simultaneously representing that all fire violations at this facility have been "corrected" while seeking to withhold the very fire safety engineering documents that would allow independent verification of that claim.

I respectfully ask that the Council independently review the basis for withholding, consider whether partial or redacted release may be feasible to support verifiability, and evaluate whether the expenditure of public funds on outside counsel to resist disclosure of fire safety engineering documents is consistent with the City's duty of transparency to the residents and visitors who depend on these fire protection systems.

7. Requested Actions

I respectfully request that the City Council:

- Direct an independent, documented re-inspection of Walmart #131 addressing all ten areas of concern from my December 31, 2025 submission, conducted with written documentation of findings, photographs, and specific code section references
- Require the Fire Department to develop and adopt written Standard Operating Procedures for fire inspections — including complaint-driven inspections, annual inspections, and re-inspections — with documentation requirements and verification standards applicable to all facilities within the City's jurisdiction
- Request that the Fire Department provide a written explanation of how the gun closet sprinkler deficiency was determined to be "corrected" in the absence of any supporting engineering documentation
- Direct a review of the Fire Department's inspection activity logs for the past 24 months to determine whether annual inspections are being conducted at all required commercial and public occupancy facilities on schedule, and whether those inspections are being logged in accordance with state and federal reporting standards
- Evaluate whether the current fire inspection and follow-up practices are adequate to protect public safety at high-occupancy facilities throughout the City's jurisdiction, not only at the facility that is the subject of this complaint

The accompanying Evidence Binder provides a complete chronological compilation of all correspondence, the technical analysis, and the engineering evidence supporting these concerns. I have also previously provided the full Fire Inspection Discrepancy Analysis report, which contains the detailed engineering review.

I am not asserting wrongdoing. I am requesting transparency, documentation, and verification commensurate with the significance of the fire and life-safety issues at a facility that serves tens of thousands of community members. The record, as produced by the City, speaks for itself.

I remain available to provide any additional documentation or clarification the Council may require.

Respectfully submitted in good faith,



Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator — Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c) / FSMA Whistleblower Complainant

[redacted] | [redacted]

Enclosure: TPIA Response Evidence Binder (March 03, 2026)

SUPPORTING EXHIBITS

TAB 1: Correspondence Timeline

- Chronological record of all correspondence (Dec 2025 – Mar 2026)

TAB 2: Source Documents — Email Correspondence

- Administrative Review email chain (10 pages)
- TPIA Follow-Up / MPFD Response email chain (7 pages)
- City Officials Visit email chain (5 pages)
- Forward of Administrative Review (8 pages)
- Forward of Administrative Review w/ attachments (13 pages)

TAB 3: Source Documents — Inspection Records

- 2021-07-23 Annual Fire Inspection (3 pages)
- 2024-09-11 Annual Fire Inspection (4 pages)
- Completed Inspections per Personnel for Date Range (1 page)
- Completed Inspections per Inspection Type for Date Range (2 pages)
- Fire Inspection Info (4 pages)
- Inspection Summary (10 pages)

TAB 4: Source Documents — AG Ruling & Legal

- AG Ruling Request — Outside Counsel to AG Paxton (3 pages)
- Schedule PS — Sprinkler Protection Criteria (17 pages)

TAB 1

CORRESPONDENCE TIMELINE

Documents in this section:

- Chronological record of all correspondence
  - October 2025 through March 2026

TAB 1: CORRESPONDENCE TIMELINE

Chronological record of all correspondence related to the Walmart #131 fire/life-safety complaint and TPIA requests.

Oct 23, 2025	Rodriguez → Webster (internal)	Fire alarm & sprinkler plans reference: “There are emails and plans of their fire alarm and sprinkler system replacement. I’ll send later today on this thread.” Referenced documents never produced.
Dec 21, 2025	Moring → SFMO (Debra Knight)	Initial complaint with evidence binder re: Walmart #131 fire/life-safety concerns.
Dec 22, 2025	SFMO (Lt. Rusche) → Moring	Acknowledged receipt; advised City of Mount Pleasant is AHJ; forwarded complaint to City.
Dec 22, 2025	Moring → SFMO	Requested confirmation of forwarding details, SFMO tracking number, and oversight mechanisms.
Dec 30, 2025	Debra Knight (SFMO) → Moring	SFMO reviews complaints under Chapter 417; City is primary AHJ per §§417.008, 417.0081; SFMO cannot administratively override local enforcement.
Dec 31, 2025	Moring → Chief McRae, MPFD	10-item fire/life-safety status request covering egress, gun closet, sprinklers, fire alarm, hazard signage, ceiling conditions, permits, annual inspections, overcapacity, and enforcement.
Jan 7, 2026 1:55 PM	Moring → McRae, SFMO	Follow-up — no response after 7 days.
Jan 7, 2026 2:41 PM	Williams → Webster	Forwarded Kyle’s Jan 7 follow-up to City Secretary.
Jan 7, 2026 3:02 PM	Webster → City Staff	KEY: Attorney directive: “I spoke with our attorney, and he said we do not have to respond to this email, but we should treat it like any complaint we might get. He suggested that we conduct a follow-up inspection.”
Jan 9, 2026 3:40 PM	Rodriguez → City Staff	KEY: One-sentence clearance: “A follow up inspection was conducted today, and all fire violations had been corrected.” No scope, areas, violations, code sections, or documentation.
Jan 12, 2026	Barrett → Ankrum	Asked “do you think we should do a follow up inspection too or no?” — unaware of Jan 9 inspection.
Jan 13, 2026	Moring → Webster	TPIA request for records of City officials’ code enforcement visit to Walmart #131 on January 13, 2026.
Jan 14, 2026 9:18 AM	Webster → City officials	“Did any of you conduct an inspection at Walmart on January 13, 2026?”
Jan 14, 2026 9:33 AM	Rodriguez → City officials	“FD did a follow up fire inspection on the 9th.” (One-line response)
Feb 9, 2026	Moring → Webster	Supplemental TPIA requesting omitted fire alarm/sprinkler plans Rodriguez referenced Oct 23.

Feb 13, 2026	Moring → Webster & Council	Comprehensive 9-category TPIA request for Jan 9 inspection documentation.
Feb 24, 2026	DTRG (Beck) → AG Paxton	AG Ruling Request: City's outside counsel seeks to withhold fire safety records under §552.101 and §552.108. Confirms City "has identified information responsive to the request" but is withholding it.
Feb 25, 2026	Webster → City staff	Forwarded Kyle's TPIA request for 1/9/2026 inspection responses.
Feb 25, 2026	Williams → Webster	Provided "Attached is a copy of the 1/9 inspection."
Feb 26, 2026	Rodriguez → City staff	TPIA Response: (a) No SOP for fire inspections, (b) Not logged in NFIRS/NERIS, (c) Reports in Emergency Reporting software.

TAB 2

SOURCE DOCUMENTS — EMAIL CORRESPONDENCE

Documents in this section:

- Administrative Review email chain
- TPIA Follow-Up / MPFD Response email chain
- City Officials Visit email chain
- Forward of Administrative Review
- Forward of Administrative Review w/ attachments

From: "Aristeo Rodriguez" <arodriguez@mpcity.org> [40.93.12.1]

To: "Candias Webster" <cwebster@mpcity.org>
"Jennifer Williams" <jwilliams@mpcity.org>
"Larry McRae" <LMcRae@mpcity.org>
"John Ankrum" <jankrum@mpcity.org>
"Danny Beard" <DBeard@mpcity.org>
"Brad Eubanks" <BEubanks@mpcity.org>

Date: 1/9/2026 3:40:56 PM

Subject: Re: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

Headers:

```
From: "Aristeo Rodriguez" <arodriguez@mpcity.org>
Sender: "Aristeo Rodriguez" <arodriguez@mpcity.org>
To: "Candias Webster" <cwebster@mpcity.org>,
"Jennifer Williams" <jwilliams@mpcity.org>,
"Larry McRae" <LMcRae@mpcity.org>,
"John Ankrum" <jankrum@mpcity.org>,
"Danny Beard" <DBeard@mpcity.org>,
"Brad Eubanks" <BEubanks@mpcity.org>
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with Microsoft SMTP Server (version=TLS1_3, cipher=TLS_AES_256_GCM_SHA384
) id 15.20.9499.5 via Frontend Transport; Fri, 9 Jan 2026 21:40:59 +0000
Authentication-Results: spf=fail (sender IP is 100.21.157.149)
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Received-SPF: Fail (protection.outlook.com: domain of mpcity.org does
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XxhNLCK0

Internal (arodriguez@mpcity.org)

INKY is learning... Safe Spam Phish More... Provided by Bryan IT

A follow up inspection was conducted today, and all fire violations had been corrected.

Aristeo Rodriguez

Deputy Chief

Mt. Pleasant Fire Dept

work: 903-575-4144

cell: [redacted]

From: Candias Webster <cwebster@mpcity.org>
Sent: Wednesday, January 7, 2026 3:02 PM
To: Jennifer Williams <jwilliams@mpcity.org>; Larry McRae <LMcRae@mpcity.org>; John Ankrum <jankrum@mpcity.org>; Aristeo Rodriguez <arodriguez@mpcity.org>; Danny Beard <DBeard@mpcity.org>; Brad Eubanks <BEubanks@mpcity.org>
Subject: RE: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

Good afternoon,

I spoke with our attorney, and he said we do not have to respond to this email, but we should treat it like any complaint we might get. He suggested that we conduct a follow-up inspection, as he has listed concerns.

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

ATTENTION OFFICIALS : A "Reply to All" on this e-mail or reply or forward to one other official could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

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sender immediately and delete the material from your computer

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From: Jennifer Williams <jwilliams@mpcity.org>
Sent: Wednesday, January 7, 2026 2:41 PM
To: Candias Webster <cwebster@mpcity.org>
Subject: FW: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

From: Kyle Moring <[redacted]>
Sent: Wednesday, January 7, 2026 1:55 PM
To: Larry McRae <LMcRae@mpcity.org>; Mt. Pleasant Fire Department <mpfd@mpcity.org>
Cc: Debra.Knight@tdi.texas.gov; Kelley Stalder <Kelley.Stalder@tdi.texas.gov>; Christopher Rusche <Christopher.Rusche@tdi.texas.gov>; Chuck Allen <Chuck.Allen@tdi.texas.gov>
Subject: Re: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

CAUTION: [EXTERNAL EMAIL]

Chief McRae,
I have not received a response to my December 31, 2025 request for a status update on documented fire and life-safety concerns at Walmart Supercenter #131. That request was submitted in accordance with Fire Marshal Knight's December 30, 2025 guidance, which directed me to seek written findings from the City, the local AHJ.
Seven days have passed. The documented concerns, which include sprinkler deficiencies, ammunition storage protection, and egress obstructions at a high-occupancy facility, remain unaddressed in the record.
Please confirm receipt and provide a response or expected timeline.

For Fire Marshal Knight:
Given the City's non-response, I respectfully request guidance on the recourse available when the local AHJ fails to respond to documented life-safety complaints referred by SFMO.

With gratitude,
Kyle Moring
[redacted] | [redacted]

On Dec 31, 2025, at 8:03\u8239 AM, Kyle Moring <[redacted]> wrote:

Chief McRae and Mount Pleasant Fire Department,
I understand you were copied on my prior correspondence with the State Fire Marshal’s Office regarding documented fire and life-safety concerns at Walmart Supercenter #131, 2311 S. Jefferson Ave., Mount Pleasant, Texas 75455. Consistent with the State Fire Marshal’s Office guidance that the City is the local Authority Having Jurisdiction (AHJ) for fire and life-safety enforcement at this location, I am requesting a written status update from MPFD regarding the City’s review, inspection activity, and any corrective action for the issues summarized below.
For efficiency, I am attaching a single, bookmarked PDF “Evidence Binder” that compiles the supporting records (MPFD inspection reports, City correspondence/records, and DSHS inspection reports and related documentation). Please see the binder’s bookmarked exhibits for source documents and dates.
Summary of issues requiring AHJ status update/follow-up:

1. Means of egress/exit access (chronic obstruction)
   For months, I have documented blocked fire exits and obstructed egress pathways at this facility.
   The City’s HSCloud re-inspection record dated October 28, 2025, includes an exit obstruction-

related note consistent with these concerns (WIC area). I respectfully request confirmation of MPFD's inspection findings, and any corrective actions required to ensure exit access, exit discharge, and maintained aisle/exit widths remain compliant.

2. Firearms/ammunition storage ("gun closet") – required signage and sprinkler protection
MPFD's September 11, 2024 re-inspection record required an "(explosive) placard" on the door of the room where guns and ammunition are stored and notes that when the condition was revisited on December 03, 2024, it was "still not taken care of." As of November 2025, it has been reported that the door still lacks proper hazard signage and that the space reportedly lacks the proper sprinkler protection inside the closet/room (as noted in the 2024 inspection report). I am also attaching the most recent sprinkler remodel plans (April 16, 2024), which, based on my review, do not appear to show the gun closet being addressed during that remodel scope. I respectfully request MPFD's written confirmation of (a) the applicable marking/signage requirement(s) and (b) whether the gun closet is protected as required, given its use and contents, and if not, what corrective steps and timelines have been issued.
3. Sprinkler system maintenance/performance and storage configurations affecting discharge
Local inspection records document sprinkler inspection gaps and storage configurations that may defeat sprinkler effectiveness, including the September 11, 2024 re-inspection notes regarding an inspection gap for the riser system by the mechanic gun storage area and the concern that there was "no way for the water to access the lower parts of the storage rack," with the note that it remained unresolved when revisited on December 03, 2024. Earlier MPFD records (July 23, 2021) also document sprinkler maintenance concerns (e.g., sprinkler heads requiring cleaning; battery room sprinkler inspection needing update). Please provide the current compliance status for these items, including the most recent sprinkler inspection documentation on file and any corrective measures required for storage configurations that obstruct discharge.
4. Fire alarm system integrity/improper handling of alarm components
MPFD's July 23, 2021, annual inspection documented a fire alarm panel trouble condition requiring repair and signage/identification needs. Separately, the City letter dated October 10, 2025, documents that a key was hung from a fire alarm pull station, notes the Fire Chief was consulted, and indicates the key was removed. Please confirm what follow-up (if any) was conducted to ensure device integrity and that the fire alarm system remains in operable condition, including any corrective or preventive measures required at the site.
5. Hazard identification signage (NFPA 704) and hazardous materials controls
MPFD's July 23, 2021 annual inspection documented the need for NFPA 704 placards for used oil storage and propane cylinder storage. Please provide the current compliance status of hazard identification signage and any related requirements the City has enforced for hazardous material areas.
6. Ceiling tile/ceiling system integrity and above-ceiling conditions (multi-year pattern; cross-agency documentation)
MPFD inspection records document missing/broken ceiling tiles and above-ceiling combustible concerns (including the removal of cardboard from the ceiling space and its replacement with fire-rated material), and the September 11, 2024 re-inspection again notes missing ceiling tiles throughout the store. DSHS records further document a pattern since at least 2023, including a reported ceiling collapse issue (noted as corrected at that time) and subsequent 2025 inspections documenting ceiling/above-ceiling debris issues and missing ceiling tiles in the bread room as of October 28, 2025. Given the repeated identification of ceiling-system deficiencies by both MPFD and DSHS over multiple years, I respectfully request MPFD's written status update on inspection findings and enforcement/corrective actions to address any fire-resistance, smoke development/spread, or concealed-space concerns.
7. Construction/remodel activity and City nonresponse (TLE area; permits/phasing/life-safety safeguards)
On October 14, 2025, and October 16, 2025, I sent detailed written requests to City officials seeking confirmation of permits/approvals and phasing/separation plans for the TLE remodel, and requesting inspection/enforcement follow-up on egress, hot-work safeguards, temporary power, and related fire/life-safety controls. The City did not provide a written response to those emails. On October 17, 2025, due to the lack of response, I contacted the Building Official, John Ankrum, by phone. During that call, Mr. Ankrum confirmed that unpermitted work was being performed. Despite these notices, to the best of my knowledge based on records produced, the only documented notice issued during that period was the warning regarding the key hung from the fire alarm pull station (an issue I had also reported). I respectfully request MPFD's written status update regarding

whether MPFD reviewed/signed off on any portion of the remodel activity, whether permits/phasing were verified, and whether any violations or corrective orders were issued (or declined) related to construction-phase fire and life-safety safeguards.

8. Limited annual fire inspection records provided by the City
   In response to my public records request, the City produced only two annual fire inspection records for this property since 2021 (July 23, 2021 and September 11, 2024). Please confirm whether additional annual fire inspection reports exist for this property that were not included in the City's response, and if so, how I should request/obtain them.
9. Employee report regarding backroom overcapacity and recurring unsafe conditions
   I am attaching a redacted statement from a current employee who requested anonymity. The statement reports that the backroom is overcapacity and reflects a perception that meaningful local enforcement is unlikely at this location. I respectfully request that the employee's identity and any identifying details be protected to the extent permitted by law.
10. Concern regarding enforcement consistency and the appearance of conflicts
    I am not asserting wrongdoing as an established fact. However, I am requesting a transparent, documented status update and follow-up because the pattern of repeat observations and the limited corrective/enforcement record raises reasonable concerns about inconsistent enforcement at this location. I also wish to document my opinion that the City's publicly discussed reliance on sales tax revenue (with Walmart being among the largest sales tax generators in Mount Pleasant) could create an appearance of a conflict of interest that warrants heightened transparency and clear documentation of AHJ actions to maintain public confidence.

Requested response (written):

1. Confirmation of whether MPFD has an open case number(s) and/or tracking identifier(s) for these concerns, and the assigned point of contact.
2. A status table or narrative update addressing each item above: whether it is confirmed, corrected, pending, or unverified; what code basis/standard is being applied; and what corrective actions (if any) have been required with deadlines.
3. The date of the last MPFD inspection at this location, the scope/areas inspected, and the date of any scheduled re-inspection or next inspection.
4. If MPFD has determined that any of the items are outside MPFD's jurisdiction, please identify the responsible City office and whether MPFD referred the issue for action.

Thank you for your time and attention to these life-safety issues. I would appreciate confirmation of receipt and a written response at your earliest convenience. I am available to provide dated photo logs and additional documentation upon request.

Respectfully submitted in good faith,
Kyle Douglas Moring, M.S., LPC-Associate
Former Asset Protection Investigator – Walmart Store #131
Designated Representative of Current Walmart Store #131 Employees
OSHA §11(c)/FSMA Whistleblower Complainant
[redacted] | [redacted]

Attachment: "2025-12-31 – MPFD – Evidence Binder" (single, bookmarked PDF)

<2025-12-31 - MPFD - Evidence Binder.pdf>

> On Dec 30, 2025, at 2:40\u8239 PM, Debra Knight <Debra.Knight@tdi.texas.gov> wrote:
>
> Thank you for your detailed correspondence and for providing the supporting documentation regarding Walmart Supercenter Store #131 in Mount Pleasant, Texas. I appreciate the time and effort you have taken to compile and present your concerns related to fire and life-safety conditions at this public occupancy.

The State Fire Marshal's Office (SFMO) reviews all complaints to determine how we may most appropriately assist within the statutory framework established by Texas Government Code Chapter 417. That framework is intended to promote public safety while recognizing that effective fire and life-safety oversight is a shared responsibility among state and local authorities, building owners, and the communities they serve. Our collective goal is always the same: identifying hazards and supporting their timely correction to reduce risk to occupants and responders. SFMO has specific statutory authority and defined limitations regarding inspections and enforcement. While SFMO serves as the statewide Authority Having Jurisdiction (AHJ) for certain occupancies and circumstances, §417.008 and §417.0081 recognize that when a municipality has adopted a fire code and designated a local fire official, that local authority is the primary AHJ for code enforcement, inspections, and corrective actions within its jurisdiction.

In jurisdictions such as the City of Mount Pleasant—where a local fire code is adopted and a local fire department or fire marshal is designated—SFMO's role is generally coordination, and technical assistance, rather than direct intervention or supervisory oversight of local enforcement decisions.

Your materials were forwarded to the City of Mount Pleasant as the appropriate AHJ. SFMO does not assign an enforcement tracking number when a complaint is referred to a local jurisdiction, as the inspection, investigation, and any resulting enforcement actions fall under the authority and records of the local fire official.

Regarding your request for state-level oversight, Chapter 417 does not provide SFMO with authority to administratively review, override, or compel local fire code enforcement actions where a municipality has adopted and is enforcing its own fire code.

If concerns continue, you may find it helpful to seek written inspection findings or status updates directly from the City of Mount Pleasant Fire Department or Fire Marshal's Office, or to engage municipal administrative or elected leadership. SFMO remains willing to stay informed and to assist in a supportive, consultative capacity, recognizing that progress often results from continued communication and cooperation among all parties.

I appreciate your continued engagement on this matter and your commitment to the collective goal of protecting life and property. Please do not hesitate to contact my office if you have additional information to share or if further coordination may be helpful.

Debra Knight
Texas State Fire Marshal
Department of Insurance
Mobile 512.567.8482
Email Debra.Knight@tdi.texas.gov

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<image001.png>

From: Kyle Moring <[redacted]>
Sent: Tuesday, December 30, 2025 12:02 PM
To: Debra Knight <Debra.Knight@tdi.texas.gov>
Subject: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

ATTENTION: This email came from an external source. Do not open attachments or click on links from unknown or unexpected emails.

Fire Marshal Knight,

I am writing to respectfully request an administrative review and guidance regarding a fire and life-safety complaint packet I submitted to the State Fire Marshal's Office on December 21, 2025 concerning:

Walmart Supercenter Store #131

2311 South Jefferson Avenue

Mount Pleasant, Texas 75455

On December 21, 2025, I submitted an email and an attached evidence binder requesting SFMO review/assistance due to recurring and documented life-safety concerns at this public occupancy facility, including chronic means-of-egress obstructions, sprinkler system performance/maintenance deficiencies, fire alarm integrity issues, hazardous materials and firearms/ammunition storage marking/protection concerns, and recurring ceiling system deficiencies documented over multiple years. I also provided a formal escalation letter summarizing the concerns and supporting exhibits.

On December 22, 2025, SFMO (Lt. Christopher Rusche) acknowledged receipt and advised that the City of Mount Pleasant is the authority having jurisdiction (AHJ) and that my concerns were forwarded to the City.

That same morning, I replied to clarify that these issues have already been raised with the City of Mount Pleasant on multiple occasions, which is why I sought state-level review and oversight rather than another referral to the same local authority. I also requested confirmation of (1) the date of forwarding, (2) the recipient(s) and email address(es), (3) any SFMO tracking /reference number, and (4) what mechanism exists for SFMO to re-engage or provide oversight if the City's response is not timely or does not address the documented life-safety issues.

As of the date of this email, I have not received a substantive response to those oversight questions beyond the initial referral notice. Given the public occupancy nature of the facility and the multi-source documentation contained in the binder, I am respectfully requesting

administrative/supervisory review to determine what state-level oversight, coordination, or procedural pathway exists in situations where (a) the local AHJ has already been notified multiple times and (b) the documented hazards appear to recur without effective corrective action.

For convenience, I am reattaching:

- My 12/21/2025 transmittal email
- The SFMO escalation letter (summary + requested focus areas)
- The Store #131 evidence binder
- The 12/22/2025 SFMO acknowledgment and my 12/22/2025 follow-up reiterating the oversight request

Respectfully, I am requesting:

- Written confirmation of whether SFMO assigned any internal reference or tracking number to this submission
- Confirmation of the date the concerns were forwarded to the City of Mount Pleasant and the specific recipient(s) (name/title/email)
- Guidance on whether SFMO can conduct an administrative review of the handling of the referral and/or provide oversight coordination when local enforcement response is not timely or is ineffective
- Any recommended next steps for ensuring these documented life-safety concerns are independently evaluated and corrected

Thank you for your time and consideration. I appreciate any guidance your office can provide regarding the appropriate state-level mechanism in this situation.

The supporting materials are provided as a single, bookmarked PDF evidence binder for ease of review:

Respectfully submitted in good faith,

/s/ Kyle Douglas Moring

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c) / FSMA Whistleblower Complainant

[redacted] | [redacted]

<2025-12-21 - SFMO - Store 131 Evidence Binder.pdf>

From: "Aristeo Rodriguez" <arodriguez@mpcity.org> [40.93.13.99]

To: "Jennifer Williams" <jwilliams@mpcity.org>
"Candias Webster" <cwebster@mpcity.org>
"Brad Eubanks" <BEubanks@mpcity.org>
"Danny Beard" <DBeard@mpcity.org>

CC: "Larry McRae" <LMcRae@mpcity.org>

Date: 2/26/2026 2:44:15 PM

Subject: Re: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)

Attachments: Completed Inspections for Inspectors per Inspection Type for Dat e Range.pdf
Completed Inspections per Personnel for Date Range.pdf

Headers:
```
From: "Aristeo Rodriguez" <arodriguez@mpcity.org>
Sender: "Aristeo Rodriguez" <arodriguez@mpcity.org>
To: "Jennifer Williams" <jwilliams@mpcity.org>,
"Candias Webster" <cwebster@mpcity.org>,
"Brad Eubanks" <BEubanks@mpcity.org>,
"Danny Beard" <DBeard@mpcity.org>
Cc: "Larry McRae" <LMcRae@mpcity.org>
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Report This Email

Candias,

Regarding Question 2, we do not have a SOP for fire inspections. We only follow the required inspection frequency based on occupancy type, which I believe you already have.

Our inspections are not logged in NFIRS/NERIS. However, the inspection reports were saved in our previous inspection software, Emergency Reporting.

Regarding Question 6, I have attached the inspection types along with the assigned inspectors for January 2026.

Please let me know if you need any additional information.

Aristeo Rodriguez

Deputy Chief

Mt. Pleasant Fire Dept

work: 903-575-4144

cell: [redacted]

From: Jennifer Williams <jwilliams@mpcity.org>
Sent: Wednesday, February 25, 2026 7:36 AM
To: Candias Webster <cwebster@mpcity.org>; Aristeo Rodriguez <arodriguez@mpcity.org>; Brad Eubanks <BEubanks@mpcity.org>; Danny Beard <DBeard@mpcity.org>
Cc: Larry McRae <LMcRae@mpcity.org>
Subject: RE: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)

Attached is a copy of the 1/9/26 inspection.

From: Candias Webster <cwebster@mpcity.org>
Sent: Wednesday, February 25, 2026 6:59 AM
To: Jennifer Williams <jwilliams@mpcity.org>; Aristeo Rodriguez <arodriguez@mpcity.org>; Brad Eubanks <BEubanks@mpcity.org>; Danny Beard <DBeard@mpcity.org>
Cc: Larry McRae <LMcRae@mpcity.org>
Subject: FW: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)

Good morning,

Can you send me the inspection that was done on 1/9/2026 at Walmart and see questions below and

provide me a response?

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

ATTENTION OFFICIALS : A "Reply to All" on this e-mail or reply or forward to one other official could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

CONFIDENTIALITY NOTICE: This e-mail is intended solely for the person or entity to which it is addressed and may contain confidential and/or privileged information. Any review, dissemination, copying, printing, or other use of this e-mail by persons or entities other than the addressee is prohibited. If you have received this e-mail in error, please contact the sender immediately and delete the material from your computer

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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

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)

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)

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

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

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)

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

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

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

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] | [redacted]

From: "Aristeo Rodriguez" <arodriguez@mpcity.org> [40.93.4.13]

To: "Candias Webster" <cwebster@mpcity.org>
"John Ankrum" <jankrum@mpcity.org>
"Osiel Martinez" <omartinez@mpcity.org>
"Larry McRae" <LMcRae@mpcity.org>
"Jennifer Williams" <jwilliams@mpcity.org>
"Danny Beard" <DBeard@mpcity.org>
"Brad Eubanks" <BEubanks@mpcity.org>

Date: 1/14/2026 9:33:00 AM

Subject: Re: Texas Public Information Act Request – City Officials Visit to Walmart Store #131 (January 13, 2026)

Headers:

```
From: "Aristeo Rodriguez" <arodriguez@mpcity.org>
Sender: "Aristeo Rodriguez" <arodriguez@mpcity.org>
To: "Candias Webster" <cwebster@mpcity.org>,
"John Ankrum" <jankrum@mpcity.org>,
"Osiel Martinez" <omartinez@mpcity.org>,
"Larry McRae" <LMcRae@mpcity.org>,
"Jennifer Williams" <jwilliams@mpcity.org>,
"Danny Beard" <DBeard@mpcity.org>,
"Brad Eubanks" <BEubanks@mpcity.org>
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=??Q?cials_Visit_to_Walmart_Store_#131_(January_13=2C_2026)?=
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X-MS-TNEF-Correlator:
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4
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Return-Path: arodriguez@mpcity.org
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X-Forefront-Antispam-Report: CIP:3.132.222.232;CTRY:US;LANG:en;SCL:
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hRJ5Foxx

Internal (arodriguez@mpcity.org)

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FD did a follow up fire inspection on the 9th.

Get Outlook for iOS

From: Candias Webster <cwebster@mpcity.org>
Sent: Wednesday, January 14, 2026 9:18:40 AM
To: John Ankrum <jankrum@mpcity.org>; Osiel Martinez <omartinez@mpcity.org>; Larry McRae <LMcRae@mpcity.org>; Jennifer Williams <jwilliams@mpcity.org>; Danny Beard <DBeard@mpcity.org>; Brad Eubanks <BEubanks@mpcity.org>; Aristeo Rodriguez <arodriguez@mpcity.org>
Subject: FW: Texas Public Information Act Request – City Officials Visit to Walmart Store #131 (January 13, 2026)

Good morning,

Did any of you conduct an inspection at Walmart on January 13, 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: Tuesday, January 13, 2026 6:11 PM
To: Candias Webster <cwebster@mpcity.org>
Cc: Austin Beck <abeck@dtrglaw.com>; Rob Vine <rvine@mpcity.org>
Subject: Texas Public Information Act Request – City Officials Visit to Walmart Store #131 (January 13, 2026)

CAUTION: [EXTERNAL EMAIL]

Ms. Webster,

Pursuant to the Texas Public Information Act ("TPIA"), Texas Government Code Chapter 552, I request copies of all records in the possession, custody, or control of the City of Mount Pleasant relating to any visit, walkthrough, inspection, meeting, or other interaction by City officials or employees at Walmart Store #131, 2311 S. Jefferson Avenue, Mount Pleasant, Texas 75455, on or about January 13, 2026.

Scope of Request

This request includes, but is not limited to, the following categories of records:

1. Inspection and compliance records: All inspection reports, checklists, notes, photographs, videos, audio recordings, body-worn camera footage (if applicable), and any other documentation created during or as a result of the January 13, 2026 visit; any citations, notices of violation, warnings, or compliance orders issued; and any

follow-up inspection schedules, re-inspection dates, or compliance deadlines established.

2. External communications: All emails, text messages, instant messages (including Teams/Slack or similar platforms, if used), letters, memoranda, or other written communications between any City official/employee and Walmart representatives regarding the January 13, 2026 visit, including communications scheduling, coordinating, conducting, or following up on the visit (including but not limited to communications involving Asset Protection Operations Coach Logan Tice and any other members of Walmart management).

3. Internal communications: All internal City communications and records discussing, referencing, or relating to the January 13, 2026 visit to Walmart Store #131, including emails, memoranda, meeting notes, call logs, and summaries.

4. Personnel and assignment records: Records identifying which City officials/employees participated in the January 13, 2026 visit, including assignment sheets, schedules, dispatch records, time records, mileage/travel logs, and sign-in/out logs, if any.

5. Request/complaint records: Any complaints, requests for inspection, calls for service, or other communications that prompted, requested, or relate to the January 13, 2026 visit, including any records reflecting a request by Walmart for the City's presence.

6. Related regulatory records: Any permits, licenses, registrations, compliance files, or regulatory records accessed, reviewed, created, or updated in connection with the January 13, 2026 visit, including any fees assessed, invoiced, waived, or collected.

Time Frame

For communications, scheduling, dispatch, and related coordination records, please include responsive documents from January 01, 2026 through the date of production. For materials created on or about the January 13, 2026 visit (e.g., inspection documentation, photos, videos), please include any responsive records regardless of when they were finalized.

Preferred Format and Cost Notice

Please provide responsive records in electronic format (PDF/native electronic files where available) via email to [redacted]. Please notify me in advance if costs are expected to exceed $40.00.

Statutory Requirements

The TPIA requires prompt production of public information. If the City contends that any portion of the requested information is excepted from disclosure, please comply with the TPIA's requirements for seeking an Attorney General decision, including providing the requestor notices required by law and identifying the claimed exceptions and the information at issue.

Given prior delays on unrelated requests, I respectfully ask that the City adhere to statutory deadlines and provide a complete production or a clear written explanation of any withholdings.

If you have questions or need clarification to identify responsive records, please contact me at [redacted].

Thank you for your prompt attention to this matter.

With gratitude,

Kyle Moring

[redacted] | [redacted]

From: Jennifer Williams
To: Candias Webster
Subject: FW: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)
Date: Wednesday, January 7, 2026 2:41:00 PM

Internal (jwilliams@mpcity.org)

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From: Kyle Moring <[redacted]>
Sent: Wednesday, January 7, 2026 1:55 PM
To: Larry McRae <LMcRae@mpcity.org>; Mt. Pleasant Fire Department <mpfd@mpcity.org>
Cc: Debra.Knight@tdi.texas.gov; Kelley Stalder <Kelley.Stalder@tdi.texas.gov>; Christopher Rusche <Christopher.Rusche@tdi.texas.gov>; Chuck Allen <Chuck.Allen@tdi.texas.gov>
Subject: Re: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

CAUTION: [EXTERNAL EMAIL]

Chief McRae,

I have not received a response to my December 31, 2025 request for a status update on documented fire and life-safety concerns at Walmart Supercenter #131. That request was submitted in accordance with Fire Marshal Knight's December 30, 2025 guidance, which directed me to seek written findings from the City, the local AHJ.

Seven days have passed. The documented concerns, which include sprinkler deficiencies, ammunition storage protection, and egress obstructions at a high-occupancy facility, remain unaddressed in the record.

Please confirm receipt and provide a response or expected timeline.

For Fire Marshal Knight:

Given the City's non-response, I respectfully request guidance on the recourse available when the local AHJ fails to respond to documented life-safety complaints referred by SFMO.

With gratitude,

Kyle Moring

[redacted] | [redacted]

On Dec 31, 2025, at 8:03 AM, Kyle Moring <[redacted]> wrote:

Chief McRae and Mount Pleasant Fire Department,

I understand you were copied on my prior correspondence with the State Fire Marshal's Office regarding documented fire and life-safety concerns at Walmart Supercenter #131, 2311 S. Jefferson Ave., Mount Pleasant, Texas 75455. Consistent with the State Fire Marshal's Office guidance that the City is the local Authority Having Jurisdiction (AHJ) for fire and life-safety enforcement at this location, I am requesting a written status update from MPFD regarding the City's review, inspection activity, and any corrective action for the issues summarized below.

For efficiency, I am attaching a single, bookmarked PDF "Evidence Binder" that compiles the supporting records (MPFD inspection reports, City correspondence/records, and DSHS inspection reports and related documentation). Please see the binder's bookmarked exhibits for source documents and dates.

Summary of issues requiring AHJ status update/follow-up:

1. Means of egress/exit access (chronic obstruction)

   For months, I have documented blocked fire exits and obstructed egress pathways at this facility. The City's HSCloud re-inspection record dated October 28, 2025, includes an exit obstruction-related note consistent with these concerns (WIC area). I respectfully request confirmation of MPFD's inspection findings, and any corrective actions required to ensure exit access, exit discharge, and maintained aisle/exit widths remain compliant.

2. Firearms/ammunition storage ("gun closet") – required signage and sprinkler protection

   MPFD's September 11, 2024 re-inspection record required an "(explosive) placard" on the door of the room where guns and ammunition are stored and notes that when the condition was revisited on December 03, 2024, it was "still not taken care of." As of November 2025, it has been reported that the door still lacks proper hazard signage and that the space reportedly lacks the proper sprinkler protection inside the closet/room (as noted in the 2024 inspection report). I am also attaching the most recent sprinkler remodel plans (April 16, 2024), which, based on my review, do not appear to show the gun closet being addressed during that remodel scope. I respectfully request MPFD's written confirmation of (a) the applicable marking/signage requirement(s) and (b) whether the gun closet is protected as required, given its use and contents, and if not, what corrective steps and timelines have been issued.

3. Sprinkler system maintenance/performance and storage configurations affecting discharge

   Local inspection records document sprinkler inspection gaps and storage configurations that may defeat sprinkler effectiveness, including the September 11, 2024 re-inspection notes regarding an inspection gap for the riser system by the mechanic gun storage area and the concern that there was "no way for the water to access the lower parts of the storage rack," with the note that it remained unresolved when revisited on December 03, 2024. Earlier MPFD records (July 23, 2021) also document sprinkler maintenance concerns (e.g., sprinkler heads requiring cleaning; battery room sprinkler inspection needing update). Please provide the current compliance status for these items, including the most recent sprinkler inspection documentation on file and any corrective measures required for storage

configurations that obstruct discharge.

4. Fire alarm system integrity/improper handling of alarm components

   MPFD's July 23, 2021, annual inspection documented a fire alarm panel trouble condition requiring repair and signage/identification needs. Separately, the City letter dated October 10, 2025, documents that a key was hung from a fire alarm pull station, notes the Fire Chief was consulted, and indicates the key was removed. Please confirm what follow-up (if any) was conducted to ensure device integrity and that the fire alarm system remains in operable condition, including any corrective or preventive measures required at the site.

5. Hazard identification signage (NFPA 704) and hazardous materials controls

   MPFD's July 23, 2021 annual inspection documented the need for NFPA 704 placards for used oil storage and propane cylinder storage. Please provide the current compliance status of hazard identification signage and any related requirements the City has enforced for hazardous material areas.

6. Ceiling tile/ceiling system integrity and above-ceiling conditions (multi-year pattern; cross-agency documentation)

   MPFD inspection records document missing/broken ceiling tiles and above-ceiling combustible concerns (including the removal of cardboard from the ceiling space and its replacement with fire-rated material), and the September 11, 2024 re-inspection again notes missing ceiling tiles throughout the store. DSHS records further document a pattern since at least 2023, including a reported ceiling collapse issue (noted as corrected at that time) and subsequent 2025 inspections documenting ceiling/above-ceiling debris issues and missing ceiling tiles in the bread room as of October 28, 2025. Given the repeated identification of ceiling-system deficiencies by both MPFD and DSHS over multiple years, I respectfully request MPFD's written status update on inspection findings and enforcement/corrective actions to address any fire-resistance, smoke development/spread, or concealed-space concerns.

7. Construction/remodel activity and City nonresponse (TLE area; permits/phasing/life-safety safeguards)

   On October 14, 2025, and October 16, 2025, I sent detailed written requests to City officials seeking confirmation of permits/approvals and phasing/separation plans for the TLE remodel, and requesting inspection/enforcement follow-up on egress, hot-work safeguards, temporary power, and related fire/life-safety controls. The City did not provide a written response to those emails. On October 17, 2025, due to the lack of response, I contacted the Building Official, John Ankrum, by phone. During that call, Mr. Ankrum confirmed that unpermitted work was being performed. Despite these notices, to the best of my knowledge based on records produced, the only documented notice issued during that period was the warning regarding the key hung from the fire alarm pull station (an issue I had also reported). I respectfully request MPFD's written status update regarding whether MPFD reviewed/signed off on any portion of the remodel activity, whether permits/phasing were verified, and whether any violations or corrective orders were issued (or declined) related to construction-phase fire and life-safety safeguards.

8. Limited annual fire inspection records provided by the City

   In response to my public records request, the City produced only two annual fire inspection records for this property since 2021 (July 23, 2021 and September 11, 2024). Please confirm whether additional annual fire inspection reports exist for this property that were not included in the City's response, and if so, how I should request/obtain them.

9. Employee report regarding backroom overcapacity and recurring unsafe conditions

   I am attaching a redacted statement from a current employee who requested anonymity. The statement reports that the backroom is overcapacity and reflects a perception that meaningful local enforcement is unlikely at this location. I respectfully request that the employee's identity and any identifying details be protected to the extent permitted by law.

10. Concern regarding enforcement consistency and the appearance of conflicts

    I am not asserting wrongdoing as an established fact. However, I am requesting a transparent, documented status update and follow-up because the pattern of repeat observations and the limited corrective/enforcement record raises reasonable concerns about inconsistent enforcement at this location. I also wish to document my opinion that the City's publicly discussed reliance on sales tax revenue (with Walmart being among the largest sales tax generators in Mount Pleasant) could create an appearance of a conflict of interest that warrants heightened transparency and clear documentation of AHJ actions to maintain public confidence.

Requested response (written):

1. Confirmation of whether MPFD has an open case number(s) and/or tracking identifier(s) for these concerns, and the assigned point of contact.

2. A status table or narrative update addressing each item above: whether it is confirmed, corrected, pending, or unverified; what code basis/standard is being applied; and what corrective actions (if any) have been required with deadlines.

3. The date of the last MPFD inspection at this location, the scope/areas inspected, and the date of any scheduled re-inspection or next inspection.

4. If MPFD has determined that any of the items are outside MPFD's jurisdiction, please identify the responsible City office and whether MPFD referred the issue for action.

Thank you for your time and attention to these life-safety issues. I would appreciate confirmation of receipt and a written response at your earliest convenience. I am available to provide dated photo logs and additional documentation upon request.

Respectfully submitted in good faith,

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c)/FSMA Whistleblower Complainant

[redacted] | [redacted]

Attachment: "2025-12-31 – MPFD – Evidence Binder" (single, bookmarked PDF)

<2025-12-31 - MPFD - Evidence Binder.pdf>

On Dec 30, 2025, at 2:40 PM, Debra Knight <Debra.Knight@tdi.texas.gov> wrote:

Thank you for your detailed correspondence and for providing the supporting documentation regarding Walmart Supercenter Store #131 in Mount Pleasant, Texas. I appreciate the time and effort you have taken to compile and present your concerns related to fire and life-safety conditions at this public occupancy.

The State Fire Marshal's Office (SFMO) reviews all complaints to determine how we may most appropriately assist within the statutory framework established by Texas Government Code Chapter 417. That framework is intended to promote public safety while recognizing that effective fire and life-safety oversight is a shared responsibility among state and local authorities, building owners, and the communities they serve. Our collective goal is always the same: identifying hazards and supporting their timely correction to reduce risk to occupants and responders. SFMO has specific statutory authority and defined limitations regarding inspections and enforcement. While SFMO serves as the statewide Authority Having Jurisdiction (AHJ) for certain occupancies and circumstances, §417.008 and §417.0081 recognize that when a municipality has adopted a fire code and designated a local fire official, that local authority is the primary AHJ for code enforcement, inspections, and corrective actions within its jurisdiction.

In jurisdictions such as the City of Mount Pleasant—where a local fire code is adopted and a local fire department or fire marshal is designated—SFMO's role is generally coordination, and technical assistance, rather than direct intervention or supervisory oversight of local enforcement decisions.

Your materials were forwarded to the City of Mount Pleasant as the appropriate AHJ. SFMO does not assign an enforcement tracking number when a complaint is referred to a local jurisdiction, as the inspection, investigation, and any resulting enforcement actions fall under the authority and records of the local fire official.

Regarding your request for state-level oversight, Chapter 417 does not provide SFMO with authority to administratively review, override, or compel local fire code enforcement actions where a

municipality has adopted and is enforcing its own fire code.

If concerns continue, you may find it helpful to seek written inspection findings or status updates directly from the City of Mount Pleasant Fire Department or Fire Marshal's Office, or to engage municipal administrative or elected leadership. SFMO remains willing to stay informed and to assist in a supportive, consultative capacity, recognizing that progress often results from continued communication and cooperation among all parties.

I appreciate your continued engagement on this matter and your commitment to the collective goal of protecting life and property. Please do not hesitate to contact my office if you have additional information to share or if further coordination may be helpful.

Debra Knight
Texas State Fire Marshal
Department of Insurance
Mobile 512.567.8482
Email Debra.Knight@tdi.texas.gov

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<image001.png>

-

From: Kyle Moring <[redacted]>
Sent: Tuesday, December 30, 2025 12:02 PM
To: Debra Knight <Debra.Knight@tdi.texas.gov>
Subject: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

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Fire Marshal Knight,

I am writing to respectfully request an administrative review and guidance regarding a fire and life-safety complaint packet I submitted to the State Fire Marshal's Office on December 21, 2025 concerning:

Walmart Supercenter Store #131

2311 South Jefferson Avenue

Mount Pleasant, Texas 75455

On December 21, 2025, I submitted an email and an attached evidence binder requesting SFMO review/assistance due to recurring and documented life-safety concerns at this public occupancy facility, including chronic means-of-egress obstructions, sprinkler system performance/maintenance deficiencies, fire alarm integrity issues, hazardous materials and firearms/ammunition storage marking/protection concerns, and recurring ceiling system deficiencies documented over multiple years. I also provided a formal escalation letter summarizing the concerns and supporting exhibits.

On December 22, 2025, SFMO (Lt. Christopher Rusche) acknowledged receipt and advised that the City of Mount Pleasant is the authority having jurisdiction (AHJ) and that my concerns were forwarded to the City.

That same morning, I replied to clarify that these issues have already been raised with the City of Mount Pleasant on multiple occasions, which is why I sought state-level review and oversight rather than another referral to the same local authority. I also requested confirmation of (1) the date of forwarding, (2) the recipient(s) and email address(es), (3) any SFMO tracking/reference number, and (4) what mechanism exists for SFMO to re-engage or provide oversight if the City's response is not timely or does not address the documented life-safety issues.

As of the date of this email, I have not received a substantive response to those oversight questions beyond the initial referral notice. Given the public occupancy nature of the facility and the multi-source documentation contained in the binder, I am respectfully requesting administrative/supervisory review to determine what state-level oversight, coordination, or procedural pathway exists in situations where (a) the local AHJ has already been notified multiple times and (b) the documented hazards appear to recur without effective corrective action.

For convenience, I am reattaching:

- My 12/21/2025 transmittal email
- The SFMO escalation letter (summary + requested focus areas)
- The Store #131 evidence binder
- The 12/22/2025 SFMO acknowledgment and my 12/22/2025 follow-up reiterating the oversight request

Respectfully, I am requesting:

- Written confirmation of whether SFMO assigned any internal reference or tracking number to this submission
- Confirmation of the date the concerns were forwarded to the City of Mount Pleasant and the specific recipient(s) (name/title/email)
- Guidance on whether SFMO can conduct an administrative review of the handling of the referral and/or provide oversight coordination when local enforcement response is not timely or is ineffective
- Any recommended next steps for ensuring these documented life-safety concerns are independently evaluated and corrected

Thank you for your time and consideration. I appreciate any guidance your office can provide regarding the appropriate state-level mechanism in this situation.

The supporting materials are provided as a single, bookmarked PDF evidence binder for ease of review:

Respectfully submitted in good faith,

/s/ Kyle Douglas Moring

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c) / FSMA Whistleblower Complainant

[redacted] | [redacted]

<2025-12-21 - SFMO - Store 131 Evidence Binder.pdf>

From: Larry McRae
To: Candias Webster
Subject: FW: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)
Date: Wednesday, January 14, 2026 1:01:10 PM
Attachments: image001.png

Internal (lmcrae@mpcity.org)

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FYI

Larry McRae
Fire Chief/Emergency Management Coordinator
City of Mt. Pleasant, Texas 75455
Work 903-575-4144
FAX 903-577-1828
Cell 903-563-0084

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Managers do things right, Leaders do the right thing....there IS a difference. Be a leader!

From: Debra Knight <Debra.Knight@tdi.texas.gov>
Sent: Wednesday, January 14, 2026 12:58 PM
To: Kyle Moring <[redacted]>
Cc: Kelley Stalder <Kelley.Stalder@tdi.texas.gov>; Christopher Rusche <Christopher.Rusche@tdi.texas.gov>; Chuck Allen <Chuck.Allen@tdi.texas.gov>; Larry McRae <LMcRae@mpcity.org>; Mt. Pleasant Fire Department <mpfd@mpcity.org>
Subject: RE: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

CAUTION: [EXTERNAL EMAIL]

Thank you for your follow-up email.

As explained in my prior correspondence, where a municipality has adopted a fire code and designated a local fire official, SFMO does not function as a reviewing or supervisory authority over local enforcement decisions. SFMO does not intervene based on disagreements regarding how a local AHJ applies or enforces its adopted code.

SFMO reviews all complaints it receives to determine whether the information presented identifies a condition that could warrant an extraordinary exercise of authority under Chapter 417. This review is limited and does not include re-inspections, monitoring local enforcement activity, or evaluating the adequacy or timeliness of a local jurisdiction's response.

Your correspondence raises questions regarding statutory interpretation and application. While I understand the request for clarification, SFMO cannot provide legal advice or formal interpretations of Chapter 417 or evaluate the sufficiency of local enforcement actions.

Consistent with this role, the materials you submitted were referred to the City of Mount Pleasant as the appropriate AHJ. Any inspections, enforcement actions, or responses are within that jurisdiction's authority and records. SFMO has not opened a separate enforcement matter.

For any additional questions regarding inspection status, enforcement actions, or follow-up at this location, you may wish to continue working directly with the City of Mount Pleasant and its designated fire officials.

Debra Knight
Texas State Fire Marshal
Department of Insurance
Mobile 512.567.8482
Email Debra.Knight@tdi.texas.gov

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From: Kyle Moring <[redacted]>
Sent: Tuesday, January 13, 2026 9:36 PM
To: Debra Knight <Debra.Knight@tdi.texas.gov>
Cc: Kelley Stalder <Kelley.Stalder@tdi.texas.gov>; Christopher Rusche <Christopher.Rusche@tdi.texas.gov>; Chuck Allen <Chuck.Allen@tdi.texas.gov>; lmcrae@mpcity.org; mpfd@mpcity.org
Subject: Re: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

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Fire Marshal Knight:

Thank you for your response dated December 30, 2025, regarding my request for administrative review and oversight guidance concerning documented fire and life-safety concerns at Walmart Store #131. I appreciate your explanation of SFMO's statutory framework and the City's role as the local Authority Having Jurisdiction (AHJ).

I am writing to respectfully request reconsideration of the matter to the extent permissible and, at a minimum, formal clarification regarding SFMO's interpretation of the relevant provisions of Texas Government Code Chapter 417 and the processes SFMO uses when a local AHJ has been notified repeatedly, yet documented hazards appear to recur or remain unresolved. I understand SFMO's position that it generally does not override local code enforcement decisions in incorporated municipalities; my request is for clarification of the applicable legal standards and the practical escalation pathways available in such circumstances.

For transparency, I am copying MPFD recipients on this correspondence because the questions below concern SFMO's process when a referred matter does not receive a local response.

I. Clarification of "Adopted and Is Enforcing" (Texas Gov't Code §§417.008 and 417.0081)

Your response referenced Texas Government Code §§417.008 and 417.0081 in describing the circumstances under which a municipality is the primary AHJ where a local fire code has been adopted and is being enforced by a designated local fire official.

Based on the record I submitted (Evidence Binder previously provided to SFMO), I remain concerned about whether the "is enforcing" condition is being satisfied in practice at this location. By way of summary, the binder documents (among other items):

- MPFD documented deficiencies on September 11, 2024, that were described as not corrected upon a later revisit on December 03, 2024, including (a) a required "(explosive) placard" on the firearms/ammunition storage room door and (b) a sprinkler discharge/coverage concern associated with storage configuration.

- A recurring pattern of ceiling/ceiling tile and above-ceiling conditions documented over multiple years by MPFD and documented again in 2025 by DSHS, indicating persistence of similar building/ceiling deficiencies.

- During the October 2025 remodel activity, I submitted written requests to the City for confirmation of permits/approvals and follow-up on fire/life-safety inspections; I understand (based on an October 17, 2025 phone call with the Building Official) that unpermitted work was occurring.

- The City produced a limited set of annual fire inspection records for this property in response to my public records request.

- As of Tuesday, January 13, 2026, I have not received a written response from the City/MPFD to my written status request sent to Chief Larry McRae and the MPFD main inbox on December 31, 2025, or to my follow-up email sent on January 07, 2026 (both copied to SFMO). I also have not been copied on any written response from MPFD in the SFMO email thread where MPFD was included.

In light of the above, I respectfully request clarification of the following:

1. How does SFMO define and evaluate whether a municipality "is enforcing" its fire code for purposes of §§417.008 and 417.0081?

2. What indicators (e.g., documented correction timelines, reinspections, notices/orders, abatement actions, or responsiveness to referred complaints) does SFMO consider when determining whether the "is enforcing" condition is met?

3. If a complaint record reflects repeated documentation of hazards with limited evidence of correction, what steps, if any, does SFMO take within its statutory framework to promote timely abatement or ensure accountability?

II. Clarification of the Interplay Between §417.004 and §§417.008/417.0081

Your response focused on §§417.008 and 417.0081. I respectfully request clarification regarding how SFMO interprets the scope of its authority under §417.004 in incorporated municipalities where a local AHJ exists.

Section 417.004 describes SFMO authority to, among other things, enforce laws and rules relating to fire prevention, inspect buildings/premises to identify conditions that may cause or contribute to fire, and recommend prosecution to the appropriate prosecuting attorney for violations of laws relating to fires.

Accordingly, I request clarification:

1. Under what circumstances, if any, does SFMO exercise §417.004 inspection authority within incorporated municipalities that have adopted a local fire code and designated an AHJ?

2. How does SFMO interpret the relationship between §417.004 and the deference provisions in §§417.008 and 417.0081?

3. If SFMO does not exercise §417.004 inspection authority in incorporated municipalities except in limited circumstances, what are those circumstances?

III. Coordination/Technical Assistance and Escalation Pathways When a Local AHJ Does Not Respond

Your response described SFMO's role as coordination and technical assistance rather than direct intervention or supervisory oversight. I accept that characterization. However, in practice, coordination typically requires some defined mechanism for follow-through when hazards are referred to a local AHJ.

In this matter, as I understand it:

1. SFMO forwarded my complaint materials to the City of Mount Pleasant as the AHJ;

2. As of Tuesday, January 13, 2026, I have not received a written status update, inspection schedule, case/tracking number, or written findings from the City/MPFD in response to my December 31, 2025 request or my January 07, 2026 follow-up (both sent to Chief McRae and the MPFD main inbox and copied to SFMO); and

3. I am seeking clarification on what, if any, follow-through mechanisms exist when a referred complaint

does not result in a timely local response.

Accordingly, I request clarification:

1. Does SFMO request or expect a written response from the local AHJ when SFMO forwards a complaint?

2. Does SFMO track whether a referred complaint receives a response and/or results in an inspection?

3. What specific coordination or technical assistance steps (if any) does SFMO provide to the local AHJ in situations involving repeated or high-consequence life-safety hazards at a public-occupancy facility?

4. If there is no defined escalation pathway within SFMO, what state-level office or process does SFMO recommend to citizens when a local AHJ does not respond to a referred complaint?

IV. Request for Written Clarification and, If Appropriate, Counsel Review

Given the public-occupancy nature of this facility and the multi-year history documented in the evidence binder, I respectfully request a written response addressing the questions above. If SFMO's response requires coordination with agency counsel, I respectfully request that the response reflect SFMO's official interpretation and process guidance.

For convenience, I am prepared to re-send the evidence binder as a single, bookmarked PDF if your office prefers it attached to this email thread. Copies of my December 31, 2025 and January 07, 2026 emails to MPFD are also available and can be provided again immediately if helpful.

Thank you for your time and consideration. I appreciate any guidance you can provide regarding the appropriate state-level mechanism available in this situation.

Respectfully submitted,

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

[redacted] | [redacted]

On Jan 7, 2026, at 1:54 PM, Kyle Moring <[redacted]> wrote:

Chief McRae,

I have not received a response to my December 31, 2025 request for a status update on documented fire and life-safety concerns at Walmart Supercenter #131. That request was submitted in accordance with Fire Marshal Knight's December 30, 2025 guidance, which directed me to seek written findings from the City, the local AHJ.

Seven days have passed. The documented concerns, which include sprinkler deficiencies, ammunition storage protection, and egress obstructions at a high-occupancy facility, remain

unaddressed in the record.

Please confirm receipt and provide a response or expected timeline.

For Fire Marshal Knight:

Given the City's non-response, I respectfully request guidance on the recourse available when the local AHJ fails to respond to documented life-safety complaints referred by SFMO.

With gratitude,

Kyle Moring

[redacted] | [redacted]

On Dec 31, 2025, at 8:03 AM, Kyle Moring <[redacted]> wrote:

Chief McRae and Mount Pleasant Fire Department,

I understand you were copied on my prior correspondence with the State Fire Marshal's Office regarding documented fire and life-safety concerns at Walmart Supercenter #131, 2311 S. Jefferson Ave., Mount Pleasant, Texas 75455. Consistent with the State Fire Marshal's Office guidance that the City is the local Authority Having Jurisdiction (AHJ) for fire and life-safety enforcement at this location, I am requesting a written status update from MPFD regarding the City's review, inspection activity, and any corrective action for the issues summarized below.

For efficiency, I am attaching a single, bookmarked PDF "Evidence Binder" that compiles the supporting records (MPFD inspection reports, City correspondence/records, and DSHS inspection reports and related documentation). Please see the binder's bookmarked exhibits for source documents and dates.

Summary of issues requiring AHJ status update/follow-up:

1. Means of egress/exit access (chronic obstruction)

   For months, I have documented blocked fire exits and obstructed egress pathways at this facility. The City's HSCloud re-inspection record dated October 28, 2025, includes an exit obstruction-related note consistent with these concerns (WIC area). I respectfully request confirmation of MPFD's inspection findings, and any corrective actions required to ensure exit access, exit discharge, and maintained aisle/exit widths remain compliant.

2. Firearms/ammunition storage ("gun closet") – required signage and sprinkler protection

MPFD's September 11, 2024 re-inspection record required an "(explosive) placard" on the door of the room where guns and ammunition are stored and notes that when the condition was revisited on December 03, 2024, it was "still not taken care of." As of November 2025, it has been reported that the door still lacks proper hazard signage and that the space reportedly lacks the proper sprinkler protection inside the closet/room (as noted in the 2024 inspection report). I am also attaching the most recent sprinkler remodel plans (April 16, 2024), which, based on my review, do not appear to show the gun closet being addressed during that remodel scope. I respectfully request MPFD's written confirmation of (a) the applicable marking/signage requirement(s) and (b) whether the gun closet is protected as required, given its use and contents, and if not, what corrective steps and timelines have been issued.

3. Sprinkler system maintenance/performance and storage configurations affecting discharge

   Local inspection records document sprinkler inspection gaps and storage configurations that may defeat sprinkler effectiveness, including the September 11, 2024 re-inspection notes regarding an inspection gap for the riser system by the mechanic gun storage area and the concern that there was "no way for the water to access the lower parts of the storage rack," with the note that it remained unresolved when revisited on December 03, 2024. Earlier MPFD records (July 23, 2021) also document sprinkler maintenance concerns (e.g., sprinkler heads requiring cleaning; battery room sprinkler inspection needing update). Please provide the current compliance status for these items, including the most recent sprinkler inspection documentation on file and any corrective measures required for storage configurations that obstruct discharge.

4. Fire alarm system integrity/improper handling of alarm components

   MPFD's July 23, 2021, annual inspection documented a fire alarm panel trouble condition requiring repair and signage/identification needs. Separately, the City letter dated October 10, 2025, documents that a key was hung from a fire alarm pull station, notes the Fire Chief was consulted, and indicates the key was removed. Please confirm what follow-up (if any) was conducted to ensure device integrity and that the fire alarm system remains in operable condition, including any corrective or preventive measures required at the site.

5. Hazard identification signage (NFPA 704) and hazardous materials controls

   MPFD's July 23, 2021 annual inspection documented the need for NFPA 704 placards for used oil storage and propane cylinder storage. Please provide the current compliance status of hazard identification signage and any related requirements the City has enforced for hazardous material areas.

6. Ceiling tile/ceiling system integrity and above-ceiling conditions (multi-year pattern; cross-agency documentation)

   MPFD inspection records document missing/broken ceiling tiles and above-ceiling combustible concerns (including the removal of cardboard from the ceiling space and its replacement with fire-rated material), and the September 11, 2024 re-inspection again notes missing ceiling tiles throughout the store. DSHS records further document a pattern since at least 2023, including a reported ceiling collapse issue (noted as corrected at that

time) and subsequent 2025 inspections documenting ceiling/above-ceiling debris issues and missing ceiling tiles in the bread room as of October 28, 2025. Given the repeated identification of ceiling-system deficiencies by both MPFD and DSHS over multiple years, I respectfully request MPFD's written status update on inspection findings and enforcement/corrective actions to address any fire-resistance, smoke development/spread, or concealed-space concerns.

7. Construction/remodel activity and City nonresponse (TLE area; permits/phasing/life-safety safeguards)

   On October 14, 2025, and October 16, 2025, I sent detailed written requests to City officials seeking confirmation of permits/approvals and phasing/separation plans for the TLE remodel, and requesting inspection/enforcement follow-up on egress, hot-work safeguards, temporary power, and related fire/life-safety controls. The City did not provide a written response to those emails. On October 17, 2025, due to the lack of response, I contacted the Building Official, John Ankrum, by phone. During that call, Mr. Ankrum confirmed that unpermitted work was being performed. Despite these notices, to the best of my knowledge based on records produced, the only documented notice issued during that period was the warning regarding the key hung from the fire alarm pull station (an issue I had also reported). I respectfully request MPFD's written status update regarding whether MPFD reviewed/signed off on any portion of the remodel activity, whether permits/phasing were verified, and whether any violations or corrective orders were issued (or declined) related to construction-phase fire and life-safety safeguards.

8. Limited annual fire inspection records provided by the City

   In response to my public records request, the City produced only two annual fire inspection records for this property since 2021 (July 23, 2021 and September 11, 2024). Please confirm whether additional annual fire inspection reports exist for this property that were not included in the City's response, and if so, how I should request/obtain them.

9. Employee report regarding backroom overcapacity and recurring unsafe conditions

   I am attaching a redacted statement from a current employee who requested anonymity. The statement reports that the backroom is overcapacity and reflects a perception that meaningful local enforcement is unlikely at this location. I respectfully request that the employee's identity and any identifying details be protected to the extent permitted by law.

10. Concern regarding enforcement consistency and the appearance of conflicts

    I am not asserting wrongdoing as an established fact. However, I am requesting a transparent, documented status update and follow-up because the pattern of repeat observations and the limited corrective/enforcement record raises reasonable concerns about inconsistent enforcement at this location. I also wish to document my opinion that the City's publicly discussed reliance on sales tax revenue (with Walmart being among the largest sales tax generators in Mount Pleasant) could create an appearance of a conflict of interest that warrants heightened transparency and clear documentation of AHJ actions to maintain public confidence.

Requested response (written):

1. Confirmation of whether MPFD has an open case number(s) and/or tracking identifier(s) for these concerns, and the assigned point of contact.

2. A status table or narrative update addressing each item above: whether it is confirmed, corrected, pending, or unverified; what code basis/standard is being applied; and what corrective actions (if any) have been required with deadlines.

3. The date of the last MPFD inspection at this location, the scope/areas inspected, and the date of any scheduled re-inspection or next inspection.

4. If MPFD has determined that any of the items are outside MPFD's jurisdiction, please identify the responsible City office and whether MPFD referred the issue for action.

Thank you for your time and attention to these life-safety issues. I would appreciate confirmation of receipt and a written response at your earliest convenience. I am available to provide dated photo logs and additional documentation upon request.

Respectfully submitted in good faith,

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c)/FSMA Whistleblower Complainant

[redacted]

Attachment: "2025-12-31 – MPFD – Evidence Binder" (single, bookmarked PDF)

<2025-12-31 - MPFD - Evidence Binder.pdf>

> On Dec 30, 2025, at 2:40 PM, Debra Knight <Debra.Knight@tdi.texas.gov> wrote:
>
> Thank you for your detailed correspondence and for providing the supporting documentation regarding Walmart Supercenter Store #131 in Mount Pleasant, Texas. I appreciate the time and effort you have taken to compile and present your concerns related to fire and life-safety conditions at this public occupancy.

The State Fire Marshal's Office (SFMO) reviews all complaints to determine how we may most appropriately assist within the statutory framework established by Texas Government Code Chapter 417. That framework is intended to promote public safety while recognizing that effective fire and life-safety oversight is a shared responsibility among state and local authorities, building owners, and the communities they serve. Our collective goal is always the same: identifying hazards and supporting their timely correction to reduce risk to occupants and responders. SFMO has specific statutory authority and defined limitations regarding inspections and enforcement. While SFMO serves as the statewide Authority Having Jurisdiction (AHJ) for certain occupancies and circumstances, §417.008 and §417.0081 recognize that when a municipality has adopted a fire code and designated a local fire official, that local authority is the primary AHJ for code enforcement, inspections, and corrective actions within its jurisdiction.

In jurisdictions such as the City of Mount Pleasant—where a local fire code is adopted and a local fire department or fire marshal is designated—SFMO's role is generally coordination, and technical assistance, rather than direct intervention or supervisory oversight of local enforcement decisions.

Your materials were forwarded to the City of Mount Pleasant as the appropriate AHJ. SFMO does not assign an enforcement tracking number when a complaint is referred to a local jurisdiction, as the inspection, investigation, and any resulting enforcement actions fall under the authority and records of the local fire official.

Regarding your request for state-level oversight, Chapter 417 does not provide SFMO with authority to administratively review, override, or compel local fire code enforcement actions where a municipality has adopted and is enforcing its own fire code.

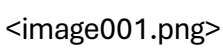
If concerns continue, you may find it helpful to seek written inspection findings or status updates directly from the City of Mount Pleasant Fire Department or Fire Marshal's Office, or to engage municipal administrative or elected leadership. SFMO remains

willing to stay informed and to assist in a supportive, consultative capacity, recognizing that progress often results from continued communication and cooperation among all parties.

I appreciate your continued engagement on this matter and your commitment to the collective goal of protecting life and property. Please do not hesitate to contact my office if you have additional information to share or if further coordination may be helpful.

Debra Knight
Texas State Fire Marshal
Department of Insurance
Mobile 512.567.8482
Email Debra.Knight@tdi.texas.gov

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From: Kyle Moring <[redacted]>
Sent: Tuesday, December 30, 2025 12:02 PM
To: Debra Knight <Debra.Knight@tdi.texas.gov>
Subject: Request for Administrative Review and Oversight Guidance – Prior Submission re: Walmart Supercenter #131 (Mount Pleasant, TX)

ATTENTION: This email came from an external source. Do not open attachments or click on links from unknown or unexpected emails.

Fire Marshal Knight,

I am writing to respectfully request an administrative review and guidance regarding a fire and life-safety complaint packet I submitted to the State Fire Marshal's Office on December 21, 2025 concerning:

Walmart Supercenter Store #131

2311 South Jefferson Avenue

Mount Pleasant, Texas 75455

On December 21, 2025, I submitted an email and an attached evidence binder requesting SFMO review/assistance due to recurring and documented life-safety concerns at this public occupancy facility, including chronic means-of-egress obstructions, sprinkler system performance/maintenance deficiencies, fire alarm integrity issues, hazardous materials and firearms/ammunition storage marking/protection concerns, and recurring ceiling system deficiencies documented over multiple years. I also provided a formal escalation letter summarizing the concerns and supporting exhibits.

On December 22, 2025, SFMO (Lt. Christopher Rusche) acknowledged receipt and advised that the City of Mount Pleasant is the authority having jurisdiction (AHJ) and that my concerns were forwarded to the City.

That same morning, I replied to clarify that these issues have already been raised with the City of Mount Pleasant on multiple occasions, which is why I sought state-level review and oversight rather than another referral to the same local authority. I also requested confirmation of (1) the date of forwarding, (2) the recipient(s) and email address(es), (3) any SFMO tracking/reference number, and (4) what mechanism exists for SFMO to re-engage or provide oversight if the City's response is not timely or does not address the documented life-safety issues.

As of the date of this email, I have not received a substantive response to those oversight questions beyond the initial referral notice. Given the public occupancy nature of the facility and the multi-source documentation contained in the binder, I am respectfully requesting administrative/supervisory review to determine what state-level oversight, coordination, or procedural pathway exists in situations where (a) the local AHJ has already been notified multiple times and (b) the documented hazards appear to recur without effective corrective action.

For convenience, I am reattaching:

- My 12/21/2025 transmittal email
- The SFMO escalation letter (summary + requested focus areas)
- The Store #131 evidence binder
- The 12/22/2025 SFMO acknowledgment and my

12/22/2025 follow-up reiterating the oversight request

Respectfully, I am requesting:

- Written confirmation of whether SFMO assigned any internal reference or tracking number to this submission
- Confirmation of the date the concerns were forwarded to the City of Mount Pleasant and the specific recipient(s) (name/title/email)
- Guidance on whether SFMO can conduct an administrative review of the handling of the referral and/or provide oversight coordination when local enforcement response is not timely or is ineffective
- Any recommended next steps for ensuring these documented life-safety concerns are independently evaluated and corrected

Thank you for your time and consideration. I appreciate any guidance your office can provide regarding the appropriate state-level mechanism in this situation.

The supporting materials are provided as a single, bookmarked PDF evidence binder for ease of review:

Respectfully submitted in good faith,

/s/ Kyle Douglas Moring

Kyle Douglas Moring, M.S., LPC-Associate

Former Asset Protection Investigator – Walmart Store #131

Designated Representative of Current Walmart Store #131 Employees

OSHA §11(c) / FSMA Whistleblower Complainant

[redacted]

<2025-12-21 - SFMO - Store 131 Evidence Binder.pdf>

TAB 3

SOURCE DOCUMENTS — INSPECTION RECORDS

Documents in this section:

- 2021-07-23 Annual Fire Inspection
- 2024-09-11 Annual Fire Inspection
- Completed Inspections per Personnel
- Completed Inspections per Inspection Type
- Fire Inspection Info
- Inspection Summary

Mt. Pleasant Fire Department

Occupancy: **WALMART**
Occupancy ID: **50A**
Address: **2311 JEFFERSON Mt. Pleasant TX 75455**

Form: MPFD Inspection Form - NEW

Inspection Type: **Annual**
Inspection Date: **7/23/2021** By: COOK , ADAM (359)
Time In: **13:31** Time Out: **13:49**
Authorized Date: **07/23/2021** By: COOK , ADAM (359)

Inspection Topics:

General Fire Protection

Other
Violation not listed above:
Status: FAIL
Notes: Replace missing or broken ceiling tiles through out building including North and South entry electrical rooms.

Other:
Violation not listed above:
Status: FAIL
Notes: Remove cardboard from ceiling space in grocery pick up area (new edition), and replace with fire rated material.

Fire Protection Systems

Sprinkler heads free of dust and or paint over spray? B903.1
Are the sprinkler heads clean and not painted?
Status: FAIL
Notes: Clean sprinkler heads that have excessive dust or debris covering (automotive office area).

Maintain sprinkler system? B903.1
Has the sprinkler system been maintain and kept in working order?
Status: FAIL
Notes: Sprinkler system in battery room needs updated inspection.

Other
Violation not listed above:
Status: FAIL
Notes: Place a sign on door of riser room that reads "Riser Room"

Alarm Systems

Maintain fire alarm system in operable condition? 907
is the system maintained and kept in working order?
Status: FAIL
Notes: Have customer service area alarm panel checked and repaired if needed. (trouble code showing)

Other
Violation not listed above:
Status: FAIL
Notes: Place "FACP" sign on chain link to indicate location of main fire alarm panel.

Electrical

Covers on electrical outlets and switches? 605.6

All electrical outlets and switches must have cover plates on them.

Status: FAIL
Notes: Cover electrical and data junction boxes in GM unload room

Electrical Room and electrical panel properly labeled? 605.3.1

Are the breakers in the electrical panel labeled?

Status: FAIL
Notes: Place sign on doors of rooms containing electrical panels labeled "Electrical Room" (North and South entry rooms, etc.)

Hazardous Materials

Hazardous Identification Signs Posted? 2703.5

Visible hazard identification signs as specified in NFPA 704

Status: FAIL
Notes: NFPA 704 placard needed on outside used oil storage gate.
NFPA 704 placard needed on outside propane cylinder storage as well.

Additional Time Spent on Inspection:

Category	Start Date / Time	End Date / Time

Notes: No Additional time recorded

Total Additional Time: 0 minutes

Inspection Time: 18 minutes

Total Time: 18 minutes

Summary:

Overall Result: Correction Notice Issued

Inspector Notes: *Make duplicate keys for alarm system pull stations.

Inspector:

Name: COOK , ADAM
Rank: Driver
Work Phone(s): 9035754144
Email(s): acook@mpcity.org, mp_fireman@yahoo.com
COOK , ADAM:

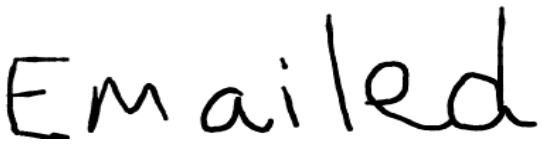


Signed on: 07/23/2021 13:50

Signature *Date*

Representative Signature:

Signature of: Steve Graves on 07/23/2021 13:50



Signature *Date*

Mt. Pleasant Fire Department

Occupancy: **WALMART**
Occupancy ID: **50A**
Address: **2311 JEFFERSON Mt. Pleasant TX 75455**

Form: MPFD Inspection Form - NEW

Inspection Type: **Reinspection**
Inspection Date: **9/11/2024** By: CRAIG , CODY (407)
Time In: **13:46** Time Out: **14:42**
Authorized Date: **Not Authorized** By:

Inspection Topics:

General Fire Protection

Other

Violation not listed above:

Status: PASS
Notes: All ceiling tiles that are missing throughout the store need to be replaced.

Corrected



Fire Protection Systems

Maintain sprinkler system? B903.1

Has the sprinkler system been maintain and kept in working order?

Status: PASS
Notes: This riser system is by the mechanic shop in the battery storage room. This riser was missed when getting an inspection and needs to be brought up to date.

Corrected 12/3/2024



Other

Violation not listed above:

Status: FAIL
Notes: There is no way for the water to access the lower parts of the storage rack if something were to catch on fire. I would recommend wall mounted sprinkler heads or having a wire style storage racks.
Also there needs to be an (explosive) placard on the door of the room where the guns and ammo is stored.

Re visited on 12/3/2024. Still not taken care of.



Electrical

Maintain 30 inch clearance to all electrical panels? 605.3

There has to be a 30 inch clearance around all panels.

Status: PASS
Notes: All breaker panels need to maintain an 30 inch clearance all the way around the panel from any combustibles.



Exits

Other

Violation not listed above:

Status: FAIL
Notes: These doors are located in the photo lab. We ask that there is a "roof access " sign mounted here and on the fence that goes to the roof access ladder. Preferably a 12x12 sign with 2 inch letters.



Additional Time Spent on Inspection:

Category	Start Date / Time	End Date / Time

Notes: No Additional time recorded

Total Additional Time: 0 minutes

Inspection Time: 56 minutes

Total Time: 56 minutes

Summary:

Overall Result: Second Correction Notice

Inspector Notes:

Inspector:

Name: CRAIG , CODY
Rank: FF
Work Phone(s): 9035754144
Email(s): ccraig@mpcity.org
CRAIG , CODY:

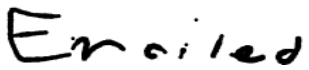


Signed on: 01/24/2024 14:14

Signature *Date*

Representative Signature:

Signature of: Emailed on 01/24/2024 14:14



Signature *Date*

Mt. Pleasant Fire Department

Mt Pleasant, TX

This report was generated on 2/26/2026 2:18:54 PM

Completed Inspections per Personnel for Date Range

Shifts: All Shifts | Station: All Stations | Start Date: 01/01/2026 | End Date: 01/31/2026

Shift: A Shift		**Station: Central**	
COLLINS, CHRISTOPHER			
ID	**OCCUPANCY**	**ADDRESS**	**INSPECTED**
14D	CITY FINANCE	108 N JEFFERSON	01/13/2026
2J	THURMAN'S PHARMACY	402 N MADISON	01/13/2026

Shift: B Shift		**Station: Central**	
Evans, Charles			
ID	**OCCUPANCY**	**ADDRESS**	**INSPECTED**
164D	AG POWER	2601 S JEFFERSON	01/16/2026
164D	AG POWER	2601 S JEFFERSON	01/22/2026
168A	Express Food Mart No 2	705 E 1ST	01/16/2026
51G	HOME DEPOT	2530 S JEFFERSON	01/22/2026
198A	LOGOS CHRISTIAN CENTER	804 W 5TH	01/10/2026
219A	NEWLY WED FOODS	4125 FM 3417	01/22/2026
165A	Party Supply	925 W 1ST	01/16/2026
6A	SOUTHWESTERN BELL	307 N VAN BUREN	01/21/2026
160G	TEXAS PARKS & WILDLIFE	212 S JOHNSON	01/16/2026
17E	The Mission Church	112 W 3RD	01/09/2026
26A	TITUS COUNTY SHERIFF OFFICE/JAIL	304 S VAN BUREN	01/16/2026
50A	WALMART	2311 S JEFFERSON	01/09/2026

Report displays Completed Inspections for date range by Shift, Station and Personnel.

Mt. Pleasant Fire Department

Mt Pleasant, TX

This report was generated on 2/26/2026 2:15:35 PM

Completed Inspections for Inspectors per Inspection Type for Date Range

Inspector: All Inspector(s) | Start Date: 01/01/2026 | End Date: 01/31/2026

ID	OCCUPANCY	ADDRESS	DATE	TIME IN	TIME OUT	ADDITIONAL TIME	NOTES
Inspection Type: Annual							
14D	CITY FINANCE	108 N JEFFERSON Mt. Pleasant, TX 75455	01/13/2026	09:00:00	09:30:00	00:00:00	
198A	LOGOS CHRISTIAN CENTER	804 W 5TH Mt. Pleasant, TX 75455	01/10/2026	10:19:00	10:22:00	00:00:00	
219A	NEWLY WED FOODS	4125 FM 3417 Mt. Pleasant, TX 75455	01/22/2026	15:19:00	15:32:00	00:00:00	
17E	The Mission Church	112 W 3RD Mt. Pleasant, TX 75455	01/09/2026	15:08:00	15:13:00	00:00:00	
2J	THURMAN'S PHARMACY	402 N MADISON Mt. Pleasant, TX 75455	01/13/2026	09:30:00	10:00:00	00:00:00	

Total # of Inspections For Annual: 5

Total Time for Inspection Type: 01:21:00

Total Additional Time For Inspection Type: 00:00:00

Inspection Type: Quarterly							
26A	TITUS COUNTY SHERIFF OFFICE/JAIL	304 S VAN BUREN Mt. Pleasant, TX 75455	01/16/2026	15:33:00	15:34:00	00:00:00	

Total # of Inspections For Quarterly: 1

Total Time for Inspection Type: 00:01:00

Total Additional Time For Inspection Type: 00:00:00

Includes LOCKED inspections for both archived and unarchived occupancy records.

ID	OCCUPANCY	ADDRESS	DATE	TIME IN	TIME OUT	ADDITIONAL TIME	NOTES
Inspection Type: Reinspection							
164D	AG POWER	2601 S JEFFERSON Mt. Pleasant, TX 75455	01/16/2026	15:18:00	15:22:00	00:00:00	
164D	AG POWER	2601 S JEFFERSON Mt. Pleasant, TX 75455	01/22/2026	13:38:00	13:41:00	00:00:00	
168A	Express Food Mart No 2	705 E 1ST Mt. Pleasant, TX 75455	01/16/2026	15:26:00	15:30:00	00:00:00	
51G	HOME DEPOT	2530 S JEFFERSON Mt. Pleasant, TX 75455	01/22/2026	16:52:00	16:54:00	00:00:00	
165A	Party Supply	925 W 1ST Mt. Pleasant, TX 75455	01/16/2026	15:05:00	15:06:00	00:00:00	
6A	SOUTHWESTERN BELL	307 N VAN BUREN Mt. Pleasant, TX 75455	01/21/2026	11:03:00	11:06:00	00:00:00	
160G	TEXAS PARKS & WILDLIFE	212 S JOHNSON Mt. Pleasant, TX 75455	01/16/2026	15:13:00	15:14:00	00:00:00	
50A	WALMART	2311 S JEFFERSON Mt. Pleasant, TX 75455 1	01/09/2026	14:56:00	21:00:41	00:00:00	Advised store manager to have a sign placed on the door into the ammunition room, stating "Live Ammunition"

Total # of Inspections For Reinspection: 8

Total Time for Inspection Type: 06:22:41

Total Additional Time For Inspection Type: 00:00:00

TOTAL # INSPECTIONS: 14

TOTAL TIME FOR ALL INSPECTIONS: 07:44:41

TOTAL ADDITIONAL TIME FOR ALL INSPECTIONS: 00:00:00

Includes LOCKED inspections for both archived and unarchived occupancy records.

From: "Larry McRae" <LMcRae@mpcity.org> [40.93.20.102]

To: "Candias Webster" <cwebster@mpcity.org>

Date: 2/26/2026 8:35:28 AM

Subject: Fire Inspection Info

Headers:

From: "Larry McRae" <LMcRae@mpcity.org>
Sender: "Larry McRae" <LMcRae@mpcity.org>
To: "Candias Webster" <cwebster@mpcity.org>
Subject: Fire Inspection Info
Date: Thu, 26 Feb 2026 08:35:28 -0600
MIME-Version: 1.0
Content-Type: multipart/related; type="multipart/alternative";
boundary="Mark=_2945359147267930"
Received: from IA0PPFBC34ED408.namprd16.prod.outlook.com
(2603:10b6:20f:fc04::fe0) by DS0PR16MB6902.namprd16.pro
d.outlook.com with HTTPS; Thu, 26 Feb 2026 14:35:41 +000
0
Received: from DM6PR02CA0153.namprd02.prod.outlook.com (2603:10b6:5:332:
:20) by IA0PPFBC34ED408.namprd16.prod.outlook.com (2603:10b6:20f:fc04::f
e0) with Microsoft SMTP Server (version=TLS1_2, cipher=TLS_ECDHE_RSA_WIT
H_AES_256_GCM_SHA384) id 15.20.9654.11; Thu, 26 Feb 2026 14:35:34 +0000
Received: from DS2PEPF000061C5.namprd02.prod.outlook.com (2603:10b6:5:332
:cafe::e8) by DM6PR02CA0153.outlook.office365.com (2603:10b6:5:332::20) w
ith Microsoft SMTP Server (version=TLS1_3, cipher=TLS_AES_256_GCM_SHA384)
id 15.20.9632.26 via Frontend Transport; Thu, 26 Feb 2026 14:35:38 +0000
Authentication-Results: spf=fail (sender IP is 100.24.129.5)
smtp.mailfrom=mpcity.org; dkim=none (message not signed) head
er.d=none;dmarc=fail action=quarantine header.from=mpcity.org;
Received-SPF: Fail (protection.outlook.com: domain of mpcity.org doe
s not designate 100.24.129.5 as permitted sender) receiver=protectio
n.outlook.com; client-ip=100.24.129.5; helo=ipw.inkyphishfence.com;
Received: from ipw.inkyphishfence.com (100.24.129.5) by DS2PEPF00
0061C5.mail.protection.outlook.com (10.167.23.72) with Microsoft
SMTP Server (version=TLS1_3, cipher=TLS_AES_256_GCM_SHA384) id 15
.20.9632.12 via Frontend Transport; Thu, 26 Feb 2026 14:35:34 +00
00
ARC-Seal: i=2; cv=pass; a=rsa-sha256; d=inkyphishfence.com; s=arc-
20181011; t=1772116533; b=Jqa4i0HfihVs4PGXkjMrOirvSMY9OJCv4wFf1glW
Dd30r5RYFktrPf66ttlSIagQ7Y2tg tP04aBNlStWKq+oFgmaB9f4Wr0JDcD76n8fN
dR14jURBIAMCEs16zNpfrgmu1Ui8+GAp3SB rWcbGJVMy4uBfkL3gKgTPCE2RnlP5N
Y=
ARC-Message-Signature: i=2; a=rsa-sha256; c=relaxed/relaxed; d=ink
yphishfence.com; s=arc-20181011; t=1772116533; h=mime-version : me
ssage-id : date : subject : to : from; bh=m2CaxBVc5bFdohtWNE7Cx9RI
I1IrtZSNgEQTMizCo34=; b=sIHmHgCOoPGkzbcneVu1TnA3s3Hp3QkKhu6bdlQCNB
tULfVkghhMGX4wEaGbdwmlDuNaR Uic0Fo3ErVR6zzOP7NHnLU74sP2PR4mYEzM0g1
KEnmA5gSgomZM3DOiXu5/VMVDi8KqVZMs kUqOapRNVqt0007+kkAO5qZGcPuziKU=
ARC-Authentication-Results: i=2; o365.ipw.inkyphishfence.com; spf
=pass smtp.helo=CH4PR07CU001.outbound.protection.outlook.com smtp
.mailfrom=mpcity.org; dkim=none header.d=none; dmarc=
pass header.from=mpcity.org policy.dmarc=quarantine; arc=pa
ss
Authentication-Results-Original: o365.ipw.inkyphishfence.com;
spf=pass smtp.helo=CH4PR07CU001.outbound.protection.outlook.com sm
tp.mailfrom=mpcity.org; dkim=none header.d=none; dmarc=
pass header.from=mpcity.org policy.dmarc=quarantine; arc=pass
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ip-172-22-50-197.ec2.internal [172.22.50.197])by o365.ipw.i
nkyphishfence.com (Postfix) with ESMTPS id BE4A210CBEAfor <
cwebster@mpcity.org>; Thu, 26 Feb 2026 14:35:32 +0000 (UTC)
Received: from CH4PR07CU001.outbound.protection.outlook.com (mail
-ch4pr07cu00106.outbound.protection.outlook.com [40.93.20.102])by
obx-inbound.inkyphishfence.com (Postfix) with ESMTPS id 1F78610C
D6Dfor <cwebster@mpcity.org>; Thu, 26 Feb 2026 14:35:32 +0000 (UT
C)
Received: from BYAPR16MB2552.namprd16.prod.outlook.com (2603:10b6:a03:8
b::25) by LV0PR16MB7137.namprd16.prod.outlook.com (2603:10b6:408:32b::2
3) with Microsoft SMTP Server (version=TLS1_2, cipher=TLS_ECDHE_RSA_WIT
H_AES_256_GCM_SHA384) id 15.20.9654.10; Thu, 26 Feb 2026 14:35:28 +0000
Received: from BYAPR16MB2552.namprd16.prod.outlook.com ([fe80::d100:e8d6:
3311:636]) by BYAPR16MB2552.namprd16.prod.outlook.com ([fe80::d100:e8d6:3
311:636%3]) with mapi id 15.20.9632.010; Thu, 26 Feb 2026 14:35:28 +0000
Thread-Topic: Fire Inspection Info
Thread-Index: AdynLRmbf1lceFXLQyyXxyRPUZrqrw==
Accept-Language: en-US
Content-Language: en-US
X-MS-Has-Attach: yes
X-MS-TNEF-Correlator:
Authentication-Results-Original: dkim=none (message not signed
) header.d=none;dmarc=none action=none header.from=mpcity.org;
x-ms-traffictypediagnostic: BYAPR16MB2552:EE_|LV0PR16MB7137:E
E_|DS2PEPF000061C5:EE_|IA0PPFBC34ED408:EE_|DS0PR16MB6902:EE_
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x-ipw-groupmember: True
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X-Microsoft-Antispam-Message-Info-Original: cSoaMqSmeq4NAuZCHoS2NjkNGPFo
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T:NONE;SFS:(13230040)(366016)(6049299003)(8096899003)(41050700001);DIR:INT;
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ARC-Authentication-Results: i=1; obx-inbound.inkyphishfence.com; spf=pass
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header.d=none; arc=none (Message is not ARC signed); dmarc=p
ass (Used From Domain Record) header.from=mpcity.org policy.dmarc=quarant
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header.d=none; arc=none (Message is not ARC signed); dmarc=pas
s (Used From Domain Record) header.from=mpcity.org policy.dmarc=quarantine
X-Inky-Outbound-Processed: True
X-Rerouted-To-Inky: True
X-Inky-DestinationTenant: mpcity.mail.protection.outlook.com
X-Inky-CrtDestinationTenant: inky-client-cert-7x4bi2
u5gfh5zgzmxvo6l2:mpcity.mail.protection.outlook.com
X-IPW-SIG: eyJhbGciOiAiUlMyNTYiLCAidHlwIjogIkpXVCJ9.eyJmcm9tX2luZm8iOiB7ImV
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SBNY1Jh ZSJ9LCAiaGFzX3NlbnNpdGl2ZV9jb250ZW50IjogW10sICJzZW5kZXJfSVAiOiAiNDA
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io4Q==
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X-Inky-Quarantine: False
X-Inky-HtmlSanitized: True
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port?id=Y2l0eS1tdC1w bGVhc2FudC10ZXhhcy9jd2Vic3RlckBtcGNpd
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X-IPW-Inky-SCL: 0
X-IPW-DeliverTo: INBOX
X-IPW-Inky-PCL: 0
X-InkyPhishWall: ipw-score:*
Return-Path: LMcRae@mpcity.org
X-MS-Exchange-Organization-ExpirationSta
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X-MS-Exchange-Organization-ExpirationStartTimeReason: OriginalSubmit
X-MS-Exchange-Organization-ExpirationInterval: 1:00:00:00.0000000
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X-EOPAttributedMessage: 0
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X-MS-Exchange-Organization-AuthAs: Internal
X-MS-Exchange-Organization-AuthMechanism: 04
X-MS-Exchange-Organization-AuthSource:
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X-MS-Exchange-Organization-SCL: 1
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X-CrossPremisesHeadersFiltered: DS2PEPF000061C5.namprd02.prod.outlook.com

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ped: DS2PEPF000061C5.namprd02.prod.outlook.com
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X-MS-Office365-Filtering-Correlation-Id-P
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X-IPW-Processed: OK
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X-MS-Exchange-CrossTenant-OriginalAttributedTenantCo
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]
X-MS-Exchange-CrossTenant-AuthAs: Internal
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X-MS-Exchange-CrossTenant-FromEntityHeader: HybridOnPrem
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X-MS-Exchange-Processed-By-BccFoldering: 15.20.9654.000
X-MS-Exchange-ExternalInOutlookResult: NotEnabled
X-Microsoft-Antispam-Mailbox-Delivery: ucf:0;jmr:0;auth:0;dest:I;ENG:(910
005)(944506478)(944626604)(920097)(425001)(930201)(20251009189)(140003);
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SJbx/fhVxDyGnr0ZzJi4xEazR0pAqlLRYsOUsCXJyb4aF9JXhukY4n+4WIQIHfnsBgksHZu
MGhlfebNTU8PQKYJEM9UtdRfClCWNsCEIM9s9gB98mbbv7TwP4Vz1uxUuREqLcDabLU5HKJ
R

Report This Email

Candias

Here is the information on fire inspection intervals:

Under the International Fire Code (IFC) , inspection intervals are generally established by the local Authority Having Jurisdiction (AHJ)—typically the fire marshal—based on a combination of occupancy risk, hazard classification, and mandated maintenance standards.

1. Risk-Based Inspection Intervals

The IFC authorizes fire code officials to set inspection frequencies for buildings and processes based on a Community Risk Assessment (CRA) . Common intervals are:

- 1-Year (High Risk): Occupancies with a history of frequent fires or high potential for life loss (e.g., hospitals, high-rise buildings, and schools) are typically inspected annually .
- 2-Year (Moderate Risk): Standard commercial buildings or multi-family housing (3+ units) often fall into a biennial cycle to identify code violations and educate owners.
- 3-Year (Low Risk): Buildings with minimal fire history or low potential for economic/life loss may be inspected every three years or at intervals determined by the AHJ.

Larry McRae

Fire Chief/Emergency Management Coordinator

City of Mt. Pleasant, Texas 75455

Work 903-575-4144

FAX 903-577-1828

Cell 903-563-0084

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Managers do things right, Leaders do the right thing....there IS a difference. Be a leader!

Mt. Pleasant Fire Department

Occupancy: **WALMART**
Occupancy ID: **50A**
Address: **2311 JEFFERSON Mt. Pleasant TX 75455**

Form: MPFD Inspection Form - NEW

Inspection Type: **Reinspection**
Inspection Date: **1/9/2026** By: Evans, Charles
Time In: **14:56** Time Out: **21:00**
Authorized Date: **01/09/2026** By: Evans, Charles

Inspection Topics:

Building Exterior

Access to all secured gates blocking the fire lanes? 503.6

Can the fire department gain access through locked gates to get to fire lanes?

Status:
Notes:

Address number visible from street? 505.1

Is the address visible from street

Status:
Notes:

Key box installed 506.1

Do they have a lock box with keys to the occupancy?

Status:
Notes:

Maintain fire lanes? 503.3

Is the fire lanes marked and clearly identifiable?

Status:
Notes:

Provide access to FDC connections? 912.2.2

Can you gain access to the FDC in the event of a fire?

Status:
Notes:

Other

Violation not listed above:

Status:
Notes:

General Fire Protection

Certificate of occupancy clearly posted? 110

A certificate of occupancy must be displayed in public view.

Status:
Notes:

Decorative materials on ceilings? 807.1

there should be no decorative materials on the ceilings to promote fire spread or hamper sprinkler systems.

Status:
Notes:

Decorative materials/artwork on walls? 807.4.3.2

Decorative materials/artwork on walls must be of fire resistive materials

Status:
Notes:

Flammable/combustible stored properly? 3304.3.3

Flammable/combustible materials must be stored in proper containers.

Status:
Notes:

HVAC/Water heater storage area clean? 315.2.3

HVAC/Water heater storage must be clear of all combustibles.

Status:
Notes:

Proper storage of oily rags? 304.3.1

Oily rags and paint and rags with paint thinner need to be stored in proper containers.

Status:
Notes:

Secure gas cylinders by approved method? 3003.3.3

gas cylinders must be properly secured

Status:
Notes:

Other:

Violation not listed above:

Status:
Notes:

Other

Violation not listed above:

Status: PASS
Notes: All ceiling tiles that are missing throughout the store need to be replaced.

Corrected



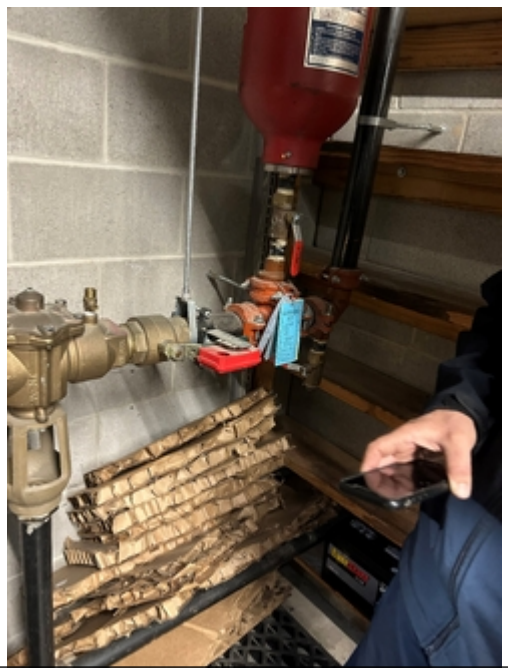
Fire Protection Systems

Maintain sprinkler system? B903.1

Has the sprinkler system been maintain and kept in working order?

Status: PASS
Notes: This riser system is by the mechanic shop in the battery storage room. This riser was missed when getting an inspection and needs to be brought up to date.

Corrected 12/3/2024



Cooking vent a hood in place correctly? 904

is the vent a hood placed over the cooking surface correctly?

Status:
Notes:

Provide spare sprinkler heads and a wrench?

is there a spare sprinkler head for all types of heads on the system and a wrench to change them?

Status:
Notes:

Sprinkler heads free of decorations/hanging objects? 315.2.1

Is there any decorations or anything hanging from the sprinkler head?

Status:
Notes:

Sprinkler heads free of dust and or paint over spray? B903.1

Are the sprinkler heads clean and not painted?

Status:
Notes:

Storage clearance of 18 in. from sprinkler heads? 315.2.1

Is there 18 inches of clearance below sprinkler head?

Status:
Notes:

Vent a hood checked in the last 6 months? 904.11

Has the hood system been inspected in the last 6 months?

Status:
Notes:

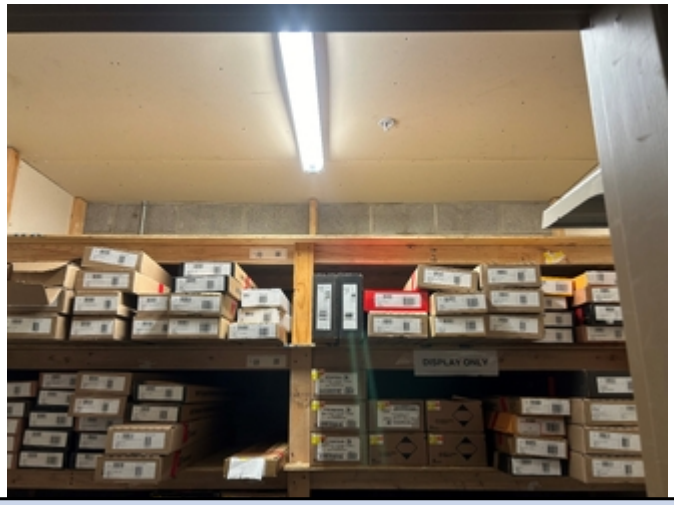
Other

Violation not listed above:

Status: PASS
Notes: There is no way for the water to access the lower parts of the storage rack if something were to catch on fire. I would recommend wall mounted sprinkler heads or having a wire style storage racks.
Also there needs to be an (explosive) placard on the door of the room where the guns and ammo is stored.

Re visited on 12/3/2024. Still not taken care of.

Corrected as of 1-9-2026 The Sprinkler head has been relocated to point towards the wooden rack.
Note: Advised store manager to place a sign on the door entering the ammunition area stating "Live Ammunition"



Fire Extinguishers

Fire extinguisher for every 75 ft.? 906.3.1

occupant should not have to travel more than 75 feet any direction to get a fire extinguisher.

Status:
Notes:

Fire extinguishers in date? 906.1

Are all extinguisher up to date on inspection?

Status:
Notes:

Fire extinguishers mounted properly? 906.7

Are all the extinguishers mount at right height and proper location?

Status:
Notes:

Other

Violation not listed above:

Status:
Notes:

Alarm Systems

Equipment/system not removed or tampered with? 907

Has any or all the system been removed or tampered with that would cause the system not to work properly?

Status:
Notes:

Fire alarm system inspection in date? 907 (NFPA 72)

Has the alarm system been inspected by an alarm company and up to date on its required annual inspection?

Status:
Notes:

Fire alarm system installed properly? 907.2

is the fire alarm system installed in accordance with the fire code?

Status:
Notes:

Maintain fire alarm system in operable condition? 907

is the system maintained and kept in working order?

Status:
Notes:

Maintain fire alarm system testing records? 907

are they keeping up with all the testing records of the system?

Status:
Notes:

Other

Violation not listed above:

Status:
Notes:

Exits

Aisles Clear/Unobstructed? 2305.4

Are all the aisles clear and unobstructed for occupant egress?

Status:
Notes:

Emergency Lighting in place? 1006.1

Is there emergency lighting in place and in working order?

Status:
Notes:

Exit doors operable without a key? 1027.3

Does the exit open without having to unlock it?

Status:
Notes:

Exit doors swing outward? 1008.1.2

Do all exit doors swing in an outward direction?

Status:
Notes:

Exit doors/pathways unlocked and obscured? 1027.4

Is any of the exits or pathways blocked or locked?

Status:
Notes:

Exit goes through authorized area? 1014.2

Does the exit go through areas that are authorized for all occupants?

Status:
Notes:

Exit signs in proper locations? 1011.1

Is the exit signs in the right place and is there enough of them.

Status:
Notes:

Exit signs working properly? 1011.1

Are the bulbs working in the exit signs and you can see them when lights are off? and does battery backup work?

Status:
Notes:

fire escape plan posted? 408.8.1

Is there a fire escape plan posted where occupants can access it?

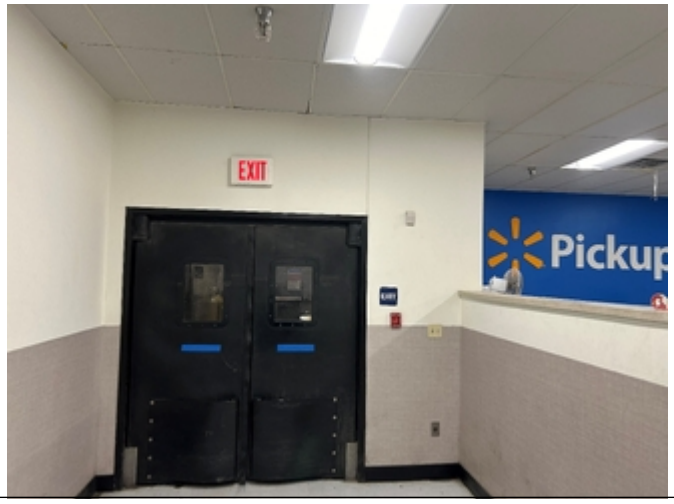
Status:
Notes:

Other

Violation not listed above:

Status: PASS
Notes: These doors are located in the photo lab. We ask that there is a "roof access " sign mounted here and on the fence that goes to the roof access ladder. Preferably a 12x12 sign with 2 inch letters.

Corrected as 1-9-2026



Electrical

Maintain 30 inch clearance to all electrical panels? 605.3

There has to be a 30 inch clearance around all panels.

Status: PASS
Notes: All breaker panels need to maintain an 30 inch clearance all the way around the panel from any combustibles.



Covers on electrical outlets and switches? 605.6

All electrical outlets and switches must have cover plates on them.

Status:
Notes:

Multi plug adapters compliant? 605.4

Multi plug adapters have to be compliant with fire code.

Status:
Notes:

Electrical Room and electrical panel properly labeled? 605.3.1

Are the breakers in the electrical panel labeled?

Status:
Notes:

open spaces in the breaker panel? 605.1 NFPA 70

is there any open spaces in the breaker panel

Status:
Notes:

Extension cord(s) properly used? (Temporary use only) 605.5

No Extension cord are to be used for permanent use.

Status:
Notes:

Portable, electric space heaters compliant? 605.10

Space heaters shall be of the right type and plugged in directly to an outlet.

Status:
Notes:

Other

Violation not listed above:

Status:
Notes:

Other

Violation not listed above:

Status:
Notes:

Hazardous Materials

Maximum Quantity Per Control Area? 2703.1

The maximum allowable quantity per control area

Status:
Notes:

MSDS are readily available on the premises? 2703.4

Material Safety Data Sheets shall be readily available

Status:
Notes:

Hazardous Identification Signs Posted? 2703.5

Visible hazard identification signs as specified in NFPA 704

Status:
Notes:

Other

Violation not listed above:

Status:
Notes:

Additional Time Spent on Inspection:

Category	Start Date / Time	End Date / Time

Notes: No Additional time recorded

Total Additional Time: 0 minutes

Inspection Time: 364 minutes

Total Time: 364 minutes

Summary:

Overall Result: Passed with Comments

Inspector Notes: Advised store manager to have a sign placed on the door into the ammunition room, stating "Live Ammunition"

Inspector:

Name: Evans, Charles
Rank: FF
Work Phone(s): None on file
Email(s): cevans@mpcity.org
Evans, Charles:

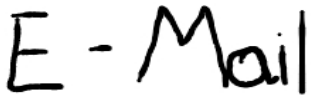


Signed on: 01/09/2026 15:01

Signature *Date*

Representative Signature:

Signature of: E-Mail on 01/09/2026 15:02



Signature *Date*

TAB 4

SOURCE DOCUMENTS — AG RULING & LEGAL

Documents in this section:

- AG Ruling Request — Outside Counsel to AG Paxton
- Schedule PS — Sprinkler Protection Criteria

DAVIDSON TROILO REAM GARZA PC

JOHN W. DAVIDSON ARTHUR TROILO *(1931-2020)* CHEREE TULL KINZIE R. GAINES GRIFFIN RICHARD E. HETTINGER
PATRICK W. LINDNER LEA A. REAM FRANK J. GARZA JAMES C. WOO DAVID R. RANGEL R. JO RESER
PAUL M. GONZÁLEZ STEVEN M. PEÑA SCOTT J. SMYTH JESSIE LOPEZ RICHARD E. LINDNER
ARTHUR C. TROILO III NICONDRA CHARGOIS-ALLEN BETSY J. JOHNSON MOLLY G. SOLIS
HEATHER R. STARLING AUSTIN R. BECK JUSTIN J. NAIL E. SPENCER NEALY CHELSEA N. AMEN
OF COUNSEL TERRY TOPHAM

February 24, 2026

VIA EMAIL
Honorable Ken Paxton
Attorney General
ATTN: Open Records Division
P.O. Box 12548
Austin, Texas 78711-2548

RE: Public Information Exception Ruling –City of Mount Pleasant, Texas
TPIA Ruling Req. – K. Moring Request (Rec'd February 9, 2026)

Dear Mr. Paxton:

Our firm represents the City of Mount Pleasant ("**City**"), a Texas municipality that is subject to the requirements of Chapter 552 of the Texas Government Code (the "**TPIA**"). The City has received an open records request from Mr. Kyle Moring ("**Requestor**") for certain information relating to commercial fire safety systems. The request was received on February 9, 2026. This ruling request is therefore timely because the 10-day deadline is February 24, 2026, as the City's administrative offices were closed on February 16, 2026, in observance of the President's Day holiday. The Requestor is seeking certain information that is in the possession of the City, but which the City believes may be excepted from disclosure at this time. A copy of this correspondence without enclosures has been provided to the Requestor. A copy of the request is enclosed herein as **Exhibit "A."**

The City has identified information responsive to the request, but is withholding some responsive information because the City believes the information may be excepted from required public disclosure pursuant to one or more exceptions under the TPIA. Within five (5) business days, the City will submit legal arguments to your office regarding applicable exceptions, as well as copies of the responsive information that the City believes are excepted from required public disclosure at this time pursuant to one or more of the TPIA, including but not limited to §552.101 and/or §552.108.

Thank you for your consideration of this matter. Please do not hesitate to call or write if our office can be of further assistance in resolving this request for an open records ruling.

Sincerely,

/s/ Austin Beck
Austin R. Beck

Enclosures: Exhibit "A" – Copy of ORR (Rec'd February 9, 2026)

Copies w/o enclosures sent to:

Mr. Kyle Moring By Email: [redacted]
Requestor

EXHIBIT "A"
COPY OF OPEN RECORDS REQUEST

From: Kyle Moring <[redacted]>
Sent: Monday, February 9, 2026 5:51 AM
To: Candias Webster <cwebster@mpcity.org>
Cc: Rob Vine <rvine@mpcity.org>; Austin Beck <abeck@dtrglaw.com>; Wesley Lyon <Wlyon@mpcity.org>; [redacted]
Subject: Supplemental TPIA Request – Omitted Emails/Plans Referenced by Deputy Chief Aristeo Rodriguez (Fire Alarm & Sprinkler Replacement) – Walmart Store #131

Good morning,

Pursuant to the Texas Public Information Act (Texas Gov't Code, Chapter 552), I am submitting this supplemental public information request related to my prior PIA request(s) concerning Walmart Store #131, 2311 S. Jefferson Ave., Mount Pleasant, Texas 75455.

In the email thread regarding my request(s), Deputy Chief Aristeo Rodriguez wrote to you on October 23, 2025 (12:26 PM) as follows: "There are emails and plans of their fire alarm and sprinkler system replacement. I'll send later today on this thread." Those referenced emails and plans were not included with the records produced.

Accordingly, please produce the following records:

1. The "emails" referenced by Deputy Chief Aristeo Rodriguez concerning the fire alarm system replacement and/or sprinkler system replacement for Walmart Supercenter #131, including the complete email messages and all attachments (including any forwarded message headers and attachment metadata).

2. The "plans" referenced by Deputy Chief Aristeo Rodriguez concerning the fire alarm system replacement and/or sprinkler system replacement for Walmart Supercenter #131, including any plan sets, drawings, design documents, submittals, shop drawings, as-builts, plan review materials/comments, or similar records – regardless of file type (e.g., PDF, DWG, images, etc.).

3. Any subsequent email(s) or message(s) on that same thread, or otherwise related transmissions, from October 23, 2025 through October 24, 2025 (or through the date the City performs its search) in which Mr. Rodriguez (or any recipient) transmitted, attached, linked to, or discussed the referenced emails and/or plans. This includes any sharing by link (e.g., OneDrive/SharePoint links); if the City provided the documents by link, please produce the underlying documents and/or the shared content associated with the link.

Date range: For items (1) and (2), January 01, 2021 through October 31, 2025 (and including any records sent on October 23–24, 2025). For item (3), October 23, 2025 through October 24, 2025 (or through the date of the City's search), to capture the "later today" transmission.

Delivery format: Electronic production only. Please provide emails in native format (.msg and/or .pst) where feasible; otherwise, PDF is acceptable if attachments are preserved and clearly associated with the parent email. Please provide plans in their original electronic format (or PDF if that is the native format in City custody). Please deliver by email or via a download link.

Fees: If estimated charges will exceed $40.00, please provide an itemized written estimate before proceeding. I consent to rolling/partial production.

If the City contends any portion is exempt from disclosure, please release all reasonably segregable non-exempt information and identify the specific legal basis for any withholding.

Please confirm receipt and advise whether you will treat this as a supplemental production under the prior tracking number(s) (preferred) or assign a new tracking number for this supplemental request.

With gratitude,

Kyle Moring

[redacted]

RECORDS OF PUBLIC SAFETY AGENCIES

Retention Notes: a) The term "public safety agency" means any local law enforcement, firefighting, emergency medical services, or emergency communications department, district, or office; and the offices of the county medical examiner, district attorney, county attorney, and community supervision and corrections.

b) For administrative, financial, personnel, and support service records not included in this schedule, see Local Schedule GR (Records Common to All Governments).

PART 1: RECORDS COMMON TO PUBLIC SAFETY AGENCIES

Retention Note: This part provides retention periods for records common to two or more of the public safety agencies included in this schedule.

SECTION 1-1: GENERAL OPERATIONS RECORDS

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4025-01	**[WITHDRAWN – SEE GR1000-41]**			
PS4025-02	**DAILY BULLETINS**	Daily bulletins created by a public safety agency providing data on officers or personnel on duty, tasks and vehicles assigned, information concerning special procedures or information (e.g., missing persons, be-on-the-lookout-for, hazardous fire conditions), and other information customary to the operations of a public safety agency.	1 year.	
PS4025-03	**GENERAL AND EMERGENCY ORDERS AND RELATED DOCUMENTATION**			

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4025-03a	**GENERAL AND EMERGENCY ORDERS AND RELATED DOCUMENTATION**	Orders issued by the head of a public safety agency, or deputies possessing requisite authority, establishing policy or standard operating procedures.	US + 5 years.	**Retention Note:** Prior to disposal, orders under (a) and (b) shall be appraised by the records management officer for historical value, and those determined by the records management officer to merit retention for historical reasons must be retained **PERMANENTLY.**
PS4025-03b	**GENERAL AND EMERGENCY ORDERS AND RELATED DOCUMENTATION**	Special orders issued by the head of a public safety agency, or deputies possessing requisite authority, declaring emergencies, ordering evacuations, and similar extraordinary directives.	3 years.	**Retention Note:** Prior to disposal, orders under (a) and (b) shall be appraised by the records management officer for historical value, and those determined by the records management officer to merit retention for historical reasons must be retained **PERMANENTLY.**
PS4025-03c	**GENERAL AND EMERGENCY ORDERS AND RELATED DOCUMENTATION**	Codes of conduct.	PERMANENT.	
PS4025-04	**OPERATIONAL PERMITS AND CERTIFICATIONS**	Permits and certifications from federal or state agencies as required by law or regulation for public safety activities and equipment, and any reports, correspondence, or other documentation bearing on the application for the issuance of or renewal of a permit or certification.		
PS4025-04a	**OPERATIONAL PERMITS AND CERTIFICATIONS**	Granted permits and certifications, and associated documentation.	Expiration or cancellation + 3 years.	
PS4025-04b	**OPERATIONAL PERMITS AND CERTIFICATIONS**	Documentation concerning denied permits.	AV.	
PS4025-05	**[WITHDRAWN – SEE GR1000-41]**			

SECTION 1-2: VEHICLE, EQUIPMENT, AND ANIMAL RECORDS

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4050-01	**AIRCRAFT HISTORY AND MAINTENANCE RECORDS**			
***PS4050-01a**	**AIRCRAFT HISTORY AND MAINTENANCE RECORDS**	Records maintained on each helicopter or fixed-wing aircraft used to document the total time in service of the airframe, each engine, each propeller, and each rotor; the current status of life-limited parts of each airframe, engine, propeller, rotor, and appliance; any major alterations to such engines and devices; when inspections and overhauls last occurred; and documentation of compliance with Federal Aviation Administration (FAA) airworthiness directives.	LA, but see retention note.	By regulation - 14 CFR §91.417(b)(2). **Retention Notes:** a) When an aircraft is sold, all records relating to the aircraft described in (a) must be transferred to the new owner by FAA regulation [14 CFR §91.417(b)(2)]. b) If an aircraft is involved in an accident or incident subject to investigation by the National Transportation Safety Board (NTSB), all records described in (a), and those described in (b) below that have not been destroyed according to the retention period given, must be retained until the NTSB takes custody of the records or a release is granted by an authorized representative of the NTSB. In addition, any records or reports, including internal memoranda, dealing with the accident or incident must be retained until authorized by the NTSB to the contrary [49 CFR §830.10].

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4050-01b**	**AIRCRAFT HISTORY AND MAINTENANCE RECORDS**	Records of maintenance, preventative maintenance, alteration, and the 100-hour, annual, progressive, and other FAA-required or -approved inspections.	Until the work is repeated or superseded by other work, or for 1 year after the work is performed, as applicable.	By regulation - 14 CFR §91.417(b)(1).
PS4050-01c	**[WITHDRAWN – SEE PS4050-01b]**			
PS4050-02	**ANIMAL RECORDS**	Records concerning horses, dogs, or other animals owned by public safety agencies, including records of the acquisition of the animal, its registration and pedigree papers (if applicable), records of training, and its veterinary history.	Until the retirement or sale of the animal + 2 years.	
PS4050-03	**VEHICLE ASSIGNMENT RECORDS**			
PS4050-03a	**VEHICLE ASSIGNMENT RECORDS**	Logs, registers, or similar records documenting the sign-out and use of public safety vehicles by personnel.	2 years.	
PS4050-03b	**VEHICLE ASSIGNMENT RECORDS**	Authorizations for the home storage of public safety vehicles.	Expiration of authorization + 2 years.	
PS4050-04	**VEHICLE HISTORY AND MAINTENANCE RECORDS**			

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4050-04a	**VEHICLE HISTORY AND MAINTENANCE RECORDS**	Master record on each public safety vehicle (including watercraft) and its apparatus, containing the following: complete description including identification and license numbers; title and registration papers; annual beginning and ending odometer readings; total annual fuel, maintenance, labor, and parts costs; and complete maintenance and inspection history (in summary form showing date and nature of inspection, service, and repair).	LA.	**Retention Notes:** a) This schedule does not require the creation of a vehicle master record of the type described, but if a vehicle master record is not maintained, records containing the prescribed information must be retained for the life of the vehicle. For example, if work orders in (b) are the only record maintained of repairs to public safety vehicles, they must be retained for the life of the vehicle. b) If a public safety vehicle is salvaged as the result of an accident, the vehicle master record or, if one is not created, documents providing the types of information prescribed must be retained for LA + 3 years. c) If a public safety vehicle is sold or given to another public safety agency for use as a public safety vehicle, the vehicle master record may be transferred with the vehicle.
PS4050-04b	**VEHICLE HISTORY AND MAINTENANCE RECORDS**	Service requests, work orders, and daily or other periodic activity, inspection, testing, calibration, or inventory reports for public safety vehicles (including watercraft and aircraft), stocks of supplies, and installed equipment.	3 years.	
PS4050-04c-e	**[WITHDRAWN – SEE PS4050-04b]**			
PS4050-04f	**VEHICLE HISTORY AND MAINTENANCE RECORDS**	Specifications, circuit diagrams, and similar documents relating to vehicles and their apparatus.	LA.	
PS4050-05	**WEAPONS RECORDS**			
PS4050-05a	**WEAPONS RECORDS**	Records of issuance of weapons to public safety personnel.	Until return of weapon + 3 years.	
PS4050-05b	**WEAPONS RECORDS**	Records of inspection and repair of weapons.	LA.	

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4050-05c	**WEAPONS RECORDS**	Records documenting the sale, gift, loss, or destruction of public safety weaponry.	3 years.	
PS4050-05d	**WEAPONS RECORDS**	Inventories of weapons.	US + 3 years.	
PS4050-06	**SURVEILLANCE VIDEOS**	Video surveillance for, but not limited to, security of property and persons.	AV.	
***PS4050-07**	**GPS TRACKING RECORDS**	Global Positioning System (GPS) data used to track locations of a government fleet vehicle when such tracking is part of standard operating procedure.	30 days.	**Retention Note:** If used as part of an investigation, retain as part of item number PS4075-01 or PS4125-05.
***PS4050-08**	**PROTECTIVE CLOTHING RECORDS**	Includes bullet-resistant and stab-resistant vests, SWAT equipment, fireproof clothing, and other protective and safety wear.		**Retention Note:** Use GR1075-21 for other personal equipment assigned if it is not listed elsewhere in this schedule.
***PS4050-08a**	**PROTECTIVE CLOTHING RECORDS**	Daily or other periodic reports on the inspection of protective clothing.	3 years.	
***PS4050-08b**	**PROTECTIVE CLOTHING RECORDS**	Inventories of protective clothing.	US.	

SECTION 1-3: PERSONNEL RECORDS

Retention Note: This part supplements and should be used in conjunction with Part 3 of Local Schedule GR (Records Common to All Governments).

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4075-01**	**INTERNAL AFFAIRS INVESTIGATION RECORDS**	Records documenting the initiation, investigation, and disposition of internal affairs investigations of alleged misconduct by law enforcement officers, fire department personnel, emergency medical services personnel, and other employees subject to internal affairs investigations.		**Retention Notes:** a) Retention periods for this record group date from the completion of the investigation. b) Use GR1050-07 for investigations and reviews conducted by a Firefighters' and Police Officers' Civil Service Commission.
PS4075-01a	**INTERNAL AFFAIRS INVESTIGATION RECORDS**	Records of investigation of law enforcement shooting incidents that result in death or injury to any person, including a police officer.	PERMANENT.	

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4075-01b**	**INTERNAL AFFAIRS INVESTIGATION RECORDS**	Records of investigations that find an officer engaged in misconduct and penalize the officer at or above the level of a written reprimand.	15 years.	
***PS4075-01c**	**INTERNAL AFFAIRS INVESTIGATION RECORDS**	Records of investigations that find an officer engaged in misconduct and penalize the officer below the level of a written reprimand, or of investigations whose findings are inconclusive.	5 years, provided a 1 year infraction-free period precedes the date of destruction.	
***PS4075-01d**	**INTERNAL AFFAIRS INVESTIGATION RECORDS**	Records of investigations whose allegations are not sustained, or in cases where accusations are determined to be unfounded or the accused is exonerated.	3 years.	
PS4075-01e	**INTERNAL AFFAIRS INVESTIGATION RECORDS**	Written complaints and records of oral complaints received from the public concerning the conduct of law enforcement officers, fire department personnel, and emergency medical personnel that do not lead to an internal affairs investigation.	Determination not to initiate an internal affairs investigation + 2 years.	
PS4075-02	**OFF-DUTY ASSIGNMENT RECORDS**	Records concerning off-duty assignments of public safety personnel, including applications for such assignments.	2 years.	
***PS4075-03**	**CRIMINAL HISTORY CHECKS**	Pre-employment background checks of persons with law enforcement licenses hired as law enforcement officers.	Date of separation + 5 years	By regulation – 37 TAC §217.7(h). **Retention Note:** See GR1050-36 for all other employment related criminal history checks.
***PS4075-04**	**APPLICATIONS FOR DEPUTIES**	Copies of applications submitted to a commissioners court for deputies, assistants, or clerks.	AV.	

SECTION 1-4: EMERGENCY COMMUNICATIONS RECORDS

Retention Note: This part supplements and should be used in conjunction with Part 3 of Local Schedule GR (Records Common to All Governments).

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4100-01	**9-1-1 MASTER FILES**	Master file on residents in a 9-1-1 service area containing name, address, 9-1-1 address, telephone number, and other information needed to provide service.	US.	
PS4100-02	**MASTER FILE SOURCE DOCUMENTATION**	Documentation received from telephone companies or other sources used to update information in 9-1-1 master files (see item number PS4100-01).	AV.	
***PS4100-03**	**ANTENNA ILLUMINATION AND TRANSMITTER MEASUREMENT AND REPAIR RECORDS**	Records documenting (1) the monitoring, inspection, and repair of illuminated antenna and antenna-supporting structures; or (2) the repair of transmitters and the measurement of frequency tolerances, power output, and modulation on transmitters authorized to operate with a power output in excess of 2 watts.	1 year.	By regulation - 47 CFR §90.447 (retention); 47 CFR §73.213 (antenna); 47 CFR §90.215 (transmitter).
***PS4100-04**	**COMMUNICATION TAPES AND PRINTOUTS**	Audio recordings and printouts of incoming and outgoing telephone and radio communications.	30 days.	**Retention Note**: Policies and procedures should be in place to identify 9-1-1 recordings with legal or historical value, and either reclassify them into the appropriate records series or retain them **PERMANENTLY** for historical reasons.

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4100-05	**DISPATCH REPORTS**	Records created by dispatcher on each call for service, showing date and time call was received, nature of call, and details of action taken in response to call.	2 years.	**Retention Note:** Prior to disposal, dispatch records shall be appraised by the records management officer for historical value, and those determined by the records management officer to merit retention for historical reasons must be retained **PERMANENTLY**.
PS4100-06	**RADIO AND PAGING LOGS**	Listing of each radio call or page from or to a dispatcher, showing date, time, and location of call.	1 year.	
PS4100-07	**[WITHDRAWN – SEE PS4100-03]**			

SECTION 1-5: MISCELLANEOUS RECORDS

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4105-09**	**PROTECTED HEALTH INFORMATION REQUESTS**	Authorizations for release of Protected Health Information, including requests by attorneys using the Protected Health Information Form to request run sheets and/or billing sheets for their clients.	Expiration of authorization + 6 years.	By regulation – 45 CFR §164.508; 45 CFR §512(e), (f), (g), and (k)(5).



[redacted]

SECTION 3-3 MISCELLANEOUS RECORDS

[redacted]

PART 4: RECORDS OF FIREFIGHTING AND EMERGENCY MEDICAL SERVICE AGENCIES

Retention Note: The term "local policy" as used in this part means an ordinance, order, or resolution of the governing body of a local government or an administrative regulation of a firefighting or emergency medical services department whose authority derives from the ordinance, order, or resolution.

SECTION 4-1: FIRE AND EMERGENCY MEDICAL RESPONSE RECORDS

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4450-01	**ARSON INVESTIGATION RECORDS**	Investigative, laboratory, and insurance reports; affidavits; depositions; photographs; and similar records used to determine the cause, origin, and circumstances of fires or other incidents.		
PS4450-01a	**ARSON INVESTIGATION RECORDS**	Investigations in which it is determined that a fire was **not** caused by arson.	Date of determination + 5 years.	
PS4450-01b	**ARSON INVESTIGATION RECORDS**	Investigations in which it is determined that a fire **was** caused by arson.	Follow retention periods for item numbers PS4125-02 or PS4125-05, as applicable.	
PS4450-02	**EMERGENCY MEDICAL SERVICE RUN REPORTS**	Emergency ambulance run activity reports, advanced life-support report forms, and similar records pertinent to documenting the condition and treatment of sick or injured persons by emergency medical personnel.		
***PS4450-02a**	**EMERGENCY MEDICAL SERVICE RUN REPORTS**	Treatment rendered.	7 years from date of service rendered, or until the patient's 21st birthday, whichever later.	By regulation - 22 TAC §165.1.
PS4450-02b	**EMERGENCY MEDICAL SERVICE RUN REPORTS**	Treatment refused.	2 years.	
PS4450-03	**FIRE RECORD**	A log or register consolidated daily, other periodic report, or any other form of record that provides in summary form information on each fire or other incident to which fire or emergency medical personnel have responded, including, at a minimum, the date, time, location, and nature of the incident.	2 years, or 2 years after last entry, if in bound volume.	

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4450-04**	**INCIDENT REPORTS**	Reports, including those completed on TEXFIRS or other incident reporting system forms, of each fire or other incident to which a firefighting or other fire agency unit has responded, detailing the type of incident, units responding, action taken, equipment used, and other pertinent data.	5 years.	

SECTION 4-2: FIRE PREVENTION AND INSPECTION RECORDS

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4475-01**	**ALARM PERMITS, AUTOMATIC SPRINKLER SYSTEM PERMITS, AND ASSOCIATED DOCUMENTATION**			
***PS4475-01a**	**ALARM PERMITS, AUTOMATIC SPRINKLER SYSTEM PERMITS, AND ASSOCIATED DOCUMENTATION**	Installation and test certificates for fire detection, fire alarm devices or systems, or automatic sprinkler systems filed with fire agencies.	Life of device or system.	
***PS4475-01b**	**ALARM PERMITS, AUTOMATIC SPRINKLER SYSTEM PERMITS, AND ASSOCIATED DOCUMENTATION**	Applications for fire detection, fire alarm, and automatic sprinkler system permits and copies of permits or other documentation evidencing issuance.	Expiration, cancellation, revocation, or denial + 2 years.	
***PS4475-01c**	**ALARM PERMITS, AUTOMATIC SPRINKLER SYSTEM PERMITS, AND ASSOCIATED DOCUMENTATION**	Inspection or evaluation reports prepared during a permit period, if permits are required by local policy.	3 years.	
PS4475-02	**[WITHDRAWN – SEE PS4475-01]**			

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4475-03**	**CERTIFICATES OF OCCUPANCY**	Working copies of certificates of occupancy or records of their issuance used to certify final approval for the occupancy of new structures or old structures that have been remodeled to the extent that a certificate of occupancy is required by local policy.	AV, but see retention note.	**Retention Note:** In a municipality or in any other local government that has authority to certify occupancy, the department that issues the official certificate of occupancy or its equivalent must retain the record in accordance with item number PW5250-06. Departments using a copy of the certificate of occupancy or its equivalent may follow the AV retention period set forth in this series.
PS4475-04	**COMPLAINTS**	Complaints regarding possible violations of the fire code or potential fire hazards.	Resolution of the complaint + 3 years.	
PS4475-05	**CONTROLLED BURN RECORDS**	Applications for permits for controlled burning, and copies of or comparable records of permits issued.	1 year.	
PS4475-06	**DRILL AND SIMULATION RECORDS**	Reports and related documentation of drills, simulations, and triage exercises conducted or participated in by fire, emergency medical, or emergency communications personnel.	5 years.	
PS4475-07	**HAZARDOUS MATERIALS RECORDS**			
***PS4475-07a**	**HAZARDOUS MATERIALS RECORDS**	Lists of names of representatives of employers and manufacturing employers knowledgeable about hazardous chemicals used or stored, facility and workplace chemical lists, and material safety data sheets (MSDS) submitted to fire chiefs under authority of Health and Safety Code, Title 6, Subtitle D.	US or hazardous materials no longer stored at the place of business.	**Retention Note:** When it is known with reasonable certainty that an employer or manufacturing employer has ceased business and that hazardous chemicals have been removed from the place of former business, the records listed in (a) may be disposed.

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4475-07b**	**HAZARDOUS MATERIALS RECORDS**	Applications, copies of permits or documentation evidencing issuance, and pertinent supplemental documentation relating to the issuance of permits for the sale, use, storage, manufacture, or transport of flammable, corrosive, explosive, or other hazardous materials and chemicals, as may be required by local policy.	Expiration, cancellation, revocation, or denial + 2 years.	
PS4475-08	**INSPECTION REPORTS AND LOGS**	Documentation concerning the inspection of structures and other property by fire agency personnel for fire hazards, conformity with codes and regulations, and for such other reasons permitted by state law or local policy.		
PS4475-08a	**INSPECTION REPORTS AND LOGS**	Inspection reports of commercial, mercantile, and industrial structures; day care centers and foster homes; hospitals and nursing homes; schools; and other structures or property whose periodic inspection is required by state law or local policy.	US + 3 years, or until no longer used for the purpose requiring inspection + 3 years, whichever sooner, but see retention note.	**Retention Note:** If a master record is not maintained, then the inspection reports must be maintained for the life of the structure.
PS4475-08b	**INSPECTION REPORTS AND LOGS**	Inspection reports on an as-needed basis of any structure or property whose periodic inspection is not required by state law or local policy.	3 years.	
PS4475-08c	**INSPECTION REPORTS AND LOGS**	Inspection reports of private residences done as part of fire prevention and safety programs.	AV.	
PS4475-08d	**INSPECTION REPORTS AND LOGS**	Logs or similar records, arranged by date, address, or name of inspector, listing inspections carried out by the agency.	3 years.	
PS4475-08e	**INSPECTION REPORTS AND LOGS**	Master card or comparable record on each structure described in (a), providing the location and description of the property and containing summary data on inspections and code violations.	Life of structure + 3 years, or until no longer used for purpose requiring inspection + 3 years, whichever sooner.	**Retention Note:** If a master record is not maintained, then the inspection reports described in (a) must be maintained for the life of the structure.

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4475-09	**NOTIFICATION OF VIOLATIONS RECORDS**			
PS4475-09a	**NOTIFICATION OF VIOLATIONS RECORDS**	Copies of notifications sent or given to the owner, agent, or occupant of a structure or property to correct a violation found during an inspection, including documentation verifying that the violation has been corrected.	Verification of correction + 3 years.	**Retention Note:** Verification of correction means the date of a follow-up inspection or the receipt of documentation, sufficient in terms of local policy, showing proof of correction.
PS4475-09b	**NOTIFICATION OF VIOLATIONS RECORDS**	Records relating to the certification of a structure as substandard.	Verification that structure has been brought up to code + 3 years, or until demolition + 3 years, as applicable.	
***PS4475-10**	**PLAN REVIEW RECORDS**	Documentation relating to the review of construction plans by fire agency personnel as may be required by local policy.	AV.	**Retention Note:** See PW5250-01 for retention of blueprints and plans.
***PS4475-11**	**PRE-FIRE PLANNING RECORDS**	Planning and survey reports, building plans, and similar records of individual structures or building complexes used to plan firefighting strategies.	US, expired, or discontinued.	

SECTION 4-3: APPARATUS AND EQUIPMENT RECORDS

Retention Note: For aircraft and vehicle maintenance records, see Section 1-2 of this schedule.

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4500-01	**ALARM AND HYDRANT RECORDS**			
PS4500-01a	**ALARM AND HYDRANT RECORDS**	Reports on the inspection, testing, and maintenance of agency alarm and alarm boxes (including private alarms linked to department master systems) and fire hydrants.	US + 3 years.	
PS4500-01b	**ALARM AND HYDRANT RECORDS**	Inventories of alarms and hydrants, showing location, type of equipment, etc.	US.	

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4500-02	**BREATHING APPARATUS INSPECTION RECORDS**	Reports, as required by the Texas Commission on Fire Protection, of the inspection and testing of self-contained breathing apparatus, including reports of all tests required by the commission.	3 years.	By regulation - 37 TAC §435.3(4).
PS4500-03	**[WITHDRAWN – SEE PS4050-08]**			
PS4500-04	**TEXAS COMMISSION ON FIRE PROTECTION RECORDS**	Copies of inspection and follow-up inspection reports by inspectors of the Texas Commission on Fire Protection, including notices of non-compliance with commission standards.	5 years.	

SECTION 4-4: TRAINING RECORDS

Retention Note: This part supplements and should be used in conjunction with Part 3 of Local Schedule GR (Records Common to All Governments).

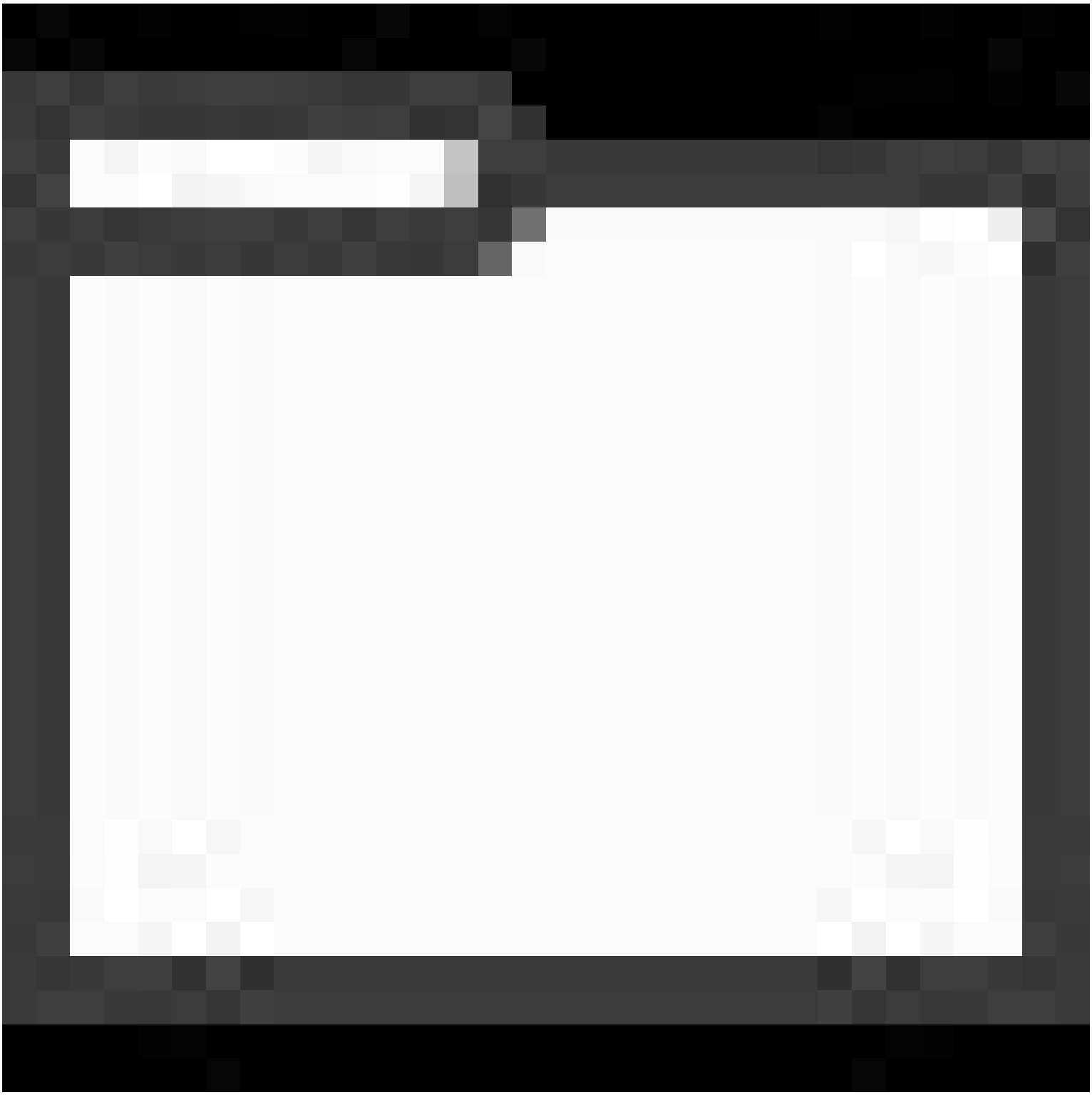
Record Number	Record Title	Record Description	Retention Period	Remarks
PS4525-01	**EMERGENCY MEDICAL SERVICE TRAINING RECORDS**	Records relating to the training (including continuing education) of emergency medical personnel sufficient to document who was trained and when, in what subject, and by whom; scores received in academic achievement and performance tests (including copies of all written tests); and similar records of the training and achievement of individual students.	5 years.	**Retention Note**: It is an exception to the retention periods given in this record group that records documenting the training and educational achievement of employees as described in item number GR1050-28(a) must be retained for date of separation + 5 years for emergency medical personnel employed by the local government that conducts the training.

Record Number	Record Title	Record Description	Retention Period	Remarks
***PS4525-02**	**FIREFIGHTER RECRUIT TRAINING FACILITY RECORDS**	Records relating to recruit training, certified by the Texas Commission on Fire Protection, for structural fire, aircraft crash, and rescue personnel sufficient to document who was trained and when, in what subject, and by whom; scores received in academic achievement and performance tests (including copies of all written tests); and similar records of the training and achievement of individual students.	3 years.	By regulation - 37 TAC §427.13(b) (onsite training); 37 TAC §427.203(b) (distance training). **Retention Note:** It is an exception to the retention periods given in this record group that records documenting the training and educational achievement of employees as described in item number GR1050-28(a) must be retained for date of separation + 5 years for fire personnel employed by the local government that operates the training facility.

SECTION 4-5: MISCELLANEOUS RECORDS

Record Number	Record Title	Record Description	Retention Period	Remarks
PS4550-01	**[WITHDRAWN – SEE GR1025-07]**			

Attachment: image001.png



From:
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] <[redacted]>
Date: (blank in exported .msg)
Subject: **RE: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)**
Attachments: —
USB file: RE TPIA Request – MPFD Follow-Up Fire Inspection Records (01092026) – Walmart Store #131 (2311 S_1.msg

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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

ATTENTION OFFICIALS: A "Reply to All" on this e-mail or reply or forward to one other official could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

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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)

Report This Email

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 – Please see attached**

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)**

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)**

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**

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**

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)**

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**

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**

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

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]

From:	
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] <[redacted]>
Date:	(blank in exported .msg)
Subject:	**RE: TPIA Request – MPFD Follow-Up Fire Inspection Records (01/09/2026) – Walmart Store #131 (2311 S. Jefferson Ave)**
Attachments:	image001.png
USB file:	RE TPIA Request – MPFD Follow-Up Fire Inspection Records (01092026) – Walmart Store #131 (2311 S_5.msg

Good morning, Mr. Moring,

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

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]
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   c. Photographs taken during the inspection

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   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**

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   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]

Attachment: image001.png

