HULL FRESH WATER SUPPLY DISTRICT
P.O. BOX 282
HULL, TEXAS 77564
936-536-3830

BOARD OF DIRECTORS
Malcolm Hughes- President
April Keel- Vice President
DeeAnn Ard- Secretary
Bill Long- Director
Marvin Fregia- Director

VISITORS

MEETING MINUTES- Regular called meeting
January 15, 2026

The meeting was called to order by board president Malcolm Hughes @ 5:01pm with directors Bill Long and Marvin Fregia in attendance. Directors DeeAnn Ard and April Keel were absent. Quorum met. There were no visitors in attendance.
Mr. Bill Long led us in prayer.

Bill Long made a motion to approve the minutes of last meeting, Marvin Fregia seconds the motion, all in favor. Motion passed.
Marvin Fregia made a motion to pay the bills, Bill Long seconds, all in favor. Motion passed.

Marvin Fregia made a motion to accept the third reading of, and final adoption of Resolution 102325, pertaining to rules and regulations for work conducted in the utility right of way within the district. Bill Long seconds the motion, all in favor. Motion passed.

Discussion regarding upcoming project to drill a new water well. Start date is still expected in early April 2026. No formal action taken.

No further progress has been made regarding deed transfer of Masonic Lodge. Cindy states she has been unable to communicate with Grand Secretary, nor masonic attorney David Ritter. No formal action taken.

Financial reports given by Cindy Burchfield. No formal action taken.
Bill Long made a motion to adjourn, Marvin Fregia seconds the motion. All in favor. Motion passed.

Meeting adjourned @ 6:17pm.

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VISITORS

MEETING MINUTES- Special called meeting
February 12, 2026

The meeting was called to order by board president Malcolm Hughes, @ 5:06pm, with all directors in attendance and none absent. Quorum met. No visitors were in attendance.

Marvin Fregia made a motion to order the 2026 election, for two positions open, being position 2, currently held by April Keel, and position 4, currently held by Malcolm Hughes. Bill Long seconds the motion, all in favor. Motion passed.

Bill Long made a motion to contract with Liberty County elections department, if needed, for the 2026 election. DeeAnn Ard seconds the motion, all in favor. Motion passed.

DeeAnn Ard made a motion to adjourn, April Keel seconds the motion, all in favor. Motion passed.

Meeting adjourned @ 5:20 pm

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VISITORS

MEETING MINUTES- Regular called meeting
February 19, 2026

The meeting was called to order by board president Malcolm Hughes @ 5:01pm with all directors in attendance, except April Keel, who was absent. Quorum met. There were no visitors in attendance.

During open quorum, it was discussed that the Anderson house on CR 2434, added a mother in law house, 400 sq. ft., and the former operator had given them permission, without the knowledge or approval of the board of directors. They are to come into the office and sign a waiver, and variance to be kept on file. The district will not be responsible for the second structure.

Marvin Fregia made a motion to approve the minutes of last meeting, Bill Long seconds the motion, all in favor. DeeAnn Ard abstained. Motion passed.
Marvin Fregia made a motion to pay the bills, Bill Long seconds, all in favor. Motion passed.

Bill Long made a motion to approve a variance for a 2nd connection (an office located on northwest corner of property) located @ 7573 FM 834E, Act. 416, for Joe Roach, with a firm understanding that it is for office use only, not a second residence. Any change in purpose of office, or change of account holder, will void the variance. Marvin Fregia seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to pay Allen Espino $600 for weekend emergency repair of utility truck, DeeAnn Ard seconds the motion, all in favor. Motion passed.

Bill Long made a motion to adjourn, Marvin Fregia seconds the motion. All in favor. Motion passed.

Meeting adjourned @ 5:55PM.

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VISITORS

MEETING MINUTES- Regular called meeting
March 26, 2026

The meeting was called to order by board president Malcolm Hughes, @ 5:03pm, with all directors in attendance and none absent. Quorum met. No visitors were in attendance.

Bill Long led us in prayer.

Bill Long made a motion to approve the minutes of last meeting, Marvin Fregia seconds the motion, all in favor, except April Keel, who abstained. Motion passed.

Marvin Fregia made a motion to pay the bills, Bill Long seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to cancel the 2026 election, Bill Long seconds the motion, all in favor. Motion passed.

DeeAnn made a motion to rescind the contract with Liberty County elections department, for the 2026 election. April Keel seconds the motion, all in favor. Motion passed.

After open discussion, the item was tabled and No action was taken on customer request for service, to construct a 6 spot RV park. During discussion it was agreed upon that the matter will be revisited after new well is drilled and placed into production.

Marvin Fregia made a motion to accept the monthly financial reports, April Keel seconds the motion, all in favor. Motion passed.

Bill Long made a motion to adjourn, Marvin Fregia seconds the motion, all in favor. Motion passed.

Meeting adjourned @ 5:20 pm

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VISITORS

MEETING MINUTES- Regular called meeting
April 23, 2026

The meeting was called to order by secretary DeeAnn Ard, @ 5:07pm, with DeeAnn Ard, Marvin Fregia and Bill Long in attendance. Malcolm Hughes and April Keel were absent. Quorum met. No visitors were in attendance.

Bill Long led us in prayer.

Marvin Fregia made a motion to approve the minutes of last meeting, Bill Long seconds the motion, all in favor. Motion passed.

Bill Long made a motion to pay the bills, Marvin Fregia seconds the motion, all in favor. Motion passed.

No action taken on rate structure.

Discussion regarding purchase of different brands of pumps, and possible purchase of 6 pumps at once to save some money. Allen will order two different brand pumps, and test them for durability and reliability. One pump of each brand. No formal action taken.

After discussion regarding delinquent account located @ 51 Cr 2417, Marvin Fregia made a motion to remove all additional lines from the area, where homes no longer exist, call TCEQ and LCSO to report suspected theft and our inability to access our equipment. Bill Long seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to accept the monthly financial reports, Bill Long seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to adjourn, Bill Long seconds the motion, all in favor. Motion passed.

Meeting adjourned @ 6:10 pm

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VISITORS

MEETING MINUTES- Regular called meeting
June 18, 2026

The meeting was called to order by board president Malcolm Hughes, @ 5:08pm, with all directors in attendance. None absent. Quorum met. No visitors were in attendance.

Bill Long led the prayer.
Bill Long made a motion to approve meeting minutes from May meeting. Marvin Fregia seconds the motion, all in favor, except DeeAnn Ard, who abstains. Motion passed.

Marvin Fregia made a motion to pay the bills, Bill Long seconds the motion, all in favor. Motion passed.

Cindy Burchfield gave a brief update on well timeline/progress, no formal action taken.

Marvin Fregia made motion to call for a vote on an order calling for a maintenance and operation tax election, to be placed on the November 2026 ballot. The motion calls for the vote to be taken @ the next regular meeting to be held July 16, 2026, @ 5pm.
DeeAnn Ard seconds the motion, all in favor, motion passed.

Cindy Burchfield gave financial reports, and stated that due to the rising costs to maintain the systems, particularly the sewer system, the expenses are exceeding the income from current rates. Discussion on theft of services, and April Keel reminded board and employees of the changes made last year to Districts policy to include a $5000 fee for breaking the rules and regulations of the District.
Marvin Fregia made a motion to accept reports as given, Bill Long seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to adjourn, Bill Long seconds the motion, all in favor. Motion passed. Meeting adjourned 5:58pm

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VISITORS

MEETING MINUTES- Regular called meeting
June 18, 2026

The meeting was called to order by board president Malcolm Hughes, @ 5:08pm, with all directors in attendance. None absent. Quorum met. No visitors were in attendance.

Bill Long led the prayer.
Bill Long made a motion to approve meeting minutes from May meeting. Marvin Fregia seconds the motion, all in favor, except DeeAnn Ard, who abstains. Motion passed.

Marvin Fregia made a motion to pay the bills, Bill Long seconds the motion, all in favor. Motion passed.

Cindy Burchfield gave a brief update on well timeline/progress, no formal action taken.

Marvin Fregia made motion to call for a vote on an order calling for a maintenance and operation tax election, to be placed on the November 2026 ballot. The motion calls for the vote to be taken @ the next regular meeting to be held July 16, 2026, @ 5pm.
DeeAnn Ard seconds the motion, all in favor, motion passed.

Cindy Burchfield gave financial reports, and stated that due to the rising costs to maintain the systems, particularly the sewer system, the expenses are exceeding the income from current rates. Discussion on theft of services, and April Keel reminded board and employees of the changes made last year to Districts policy to include a $5000 fee for breaking the rules and regulations of the District.
Marvin Fregia made a motion to accept reports as given, Bill Long seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to adjourn, Bill Long seconds the motion, all in favor. Motion passed. Meeting adjourned 5:58pm

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VISITORS

MEETING MINUTES- Regular called meeting July16, 2026

The meeting was called to order by board president Malcolm Hughes, @ 5:15pm, with all directors in attendance. None absent. Quorum met. No visitors were in attendance.

Bill Long led the prayer.
Meeting minutes unavailable, tabled until next meeting.
Marvin Fregia made a motion to pay the bills, April Keel seconds the motion, all in favor. Motion passed.

Cindy Burchfield gave a brief update on well progress, drilling is in process, no formal action taken.

Discussion regarding the proposed order calling for an election to seek authorization from voters to impose an Operations & Maintenance tax. Directors reviewed and discussed two separate options. After a lengthy discussion on the merits of each option, directors agreed on the option without limit.
Marvin Fregia made motion calling for a maintenance and operation tax election, to be placed on the November 2026 ballot.
Bill Long seconds the motion, all in favor, motion passed.

Cindy Burchfield gave financial reports.
Marvin Fregia made a motion to accept reports as given, Bill Long seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to adjourn, Bill Long seconds the motion, all in favor. Meeting adjourned 6:13pm.

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VISITORS

MEETING MINUTES- Regular called meeting
August 20, 2026

The meeting was called to order by board president Malcolm Hughes, @ 5:10pm, with all directors in attendance, except DeeAnn Ard, who was absent. Quorum met. No visitors were in attendance.

Bill Long led the prayer.
Marvin Fregia made a motion to approve the June minutes, Bill long seconds the motion. All in favor. Motion passed.
Bill Long made a motion to approve the July minutes, Marvin Fregia seconds the motion, all in favor. Motion passed.
April Keel made a motion to pay the bills, Bill Long seconds the motion, all in favor. Motion passed.
Cindy Burchfield gave a brief update on well progress, no formal action taken.
Discussion regarding the election to seek authorization from voters to impose an Operations & Maintenance tax., no formal action taken.

Marvin Fregia made motion to give Act. 151 an adjustment again this month, to bring bill down to minimum, and allow Allen to go change toilet out for customer. If Allen is tied up, find someone else to do it.
Bill Long seconds the motion, all in favor, motion passed.

April Keel made a motion to approve the lowest bid for office leveling for $3000, awarded to ELI Enterprises, with work to be done immediately. Bill Long seconds the motion, all in favor except Marvin Fregia, who abstains. Motion passed.
Discussion on printer options. April Keel suggests checking on a lease. Cindy will review options and get a new printer, either by lease or purchase, whatever option works better. No formal action.
Cindy Burchfield gave financial reports.
$5000 to be moved from savings into general fund. No formal action taken.

Bill Long made a motion to adjourn, Marvin Fregia seconds the motion, all in favor. Meeting adjourned 6:15pm.

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VISITORS

MEETING MINUTES- Special called meeting September 1, 2026

The meeting was called to order @ 5:03pm, at the HFWSD office by board president Malcolm Hughes. All board directors were in attendance, none absent. Quorum met.

Bill Long made a motion to approve the contract with Liberty County for election services for the November 2026 election. Marvin Fregia seconds the motion, all in favor. Motion passed.

Marvin Fregia made a motion to adjourn, April Keel seconds the motion, all in favor. Motion passed. Meeting adjourned @ 5:14pm

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VISITORS

MEETING MINUTES- Regular called meeting September 24, 2026

The meeting was called to order @ 5:03pm, at the HFWSD office by board president Malcolm Hughes. All board directors were in attendance, none absent. Quorum met.

Bill Long led the group in prayer.

Marvin Fregia made a motion to approve the minutes from last regular meeting and special called meeting of September 1st, Bill Long seconds the motion, all in favor, except DeeAnn Ard, who abstained due to absence. Motion passed.

Bill Long made a motion to pay the bills, April Keel seconds, all in favor. Motion passed.

Cindy Burchfield gave updates on well project and election process. She reports that well project should be complete over next two weeks. And election is proceeding as expected. Bill Long is adding information to website, and updates to be posted in public places. No formal action taken.

Financial reports were given and discussion ensued regarding water theft, sewer service theft within the district and the board wishes to proceed with criminal and civil charges. Cindy is instructed to get the attorney involved to get theft cases to court. No formal action taken.

Bill Long made a motion to adjourn, Marvin Fregia seconds the motion, all in favor. Motion passed. Meeting adjourned @ 5:25pm