



**REAL ESTATE COMMISSION**  
PROFESSIONAL & VOCATIONAL LICENSING DIVISION  
DEPARTMENT OF REGULATORY AGENCIES

STATE OF HAWAII  
313 SO. BERETANIA ST.  
P. O. BOX 3469  
Honolulu 1, Hawaii

**FINAL**  
**HORIZONTAL PROPERTY REGIMES (CONDOMINIUM)**  
**PUBLIC REPORT**

ON  
INTERNATIONAL COLONY CLUB NO. 1  
Kaanapali, Lahaina  
Island and County of Maui  
State of Hawaii  
REGISTRATION NO. 23

**IMPORTANT — Read This Report Before Buying**

**This Report Is Not an Approval or Disapproval of This Condominium Project**

It reflects information obtained by the Real Estate Commission in its investigation of the project. This report, based on a principle of disclosure, is issued by the Commission for the purpose of preventing fraud, misrepresentation or deceit.

The developer shall not enter into a binding contract or agreement for the sale of any unit in a Condominium Project until

- (1) A copy of this Report has been given to the prospective purchaser,
- (2) The latter has been given an opportunity to read same, and,
- (3) His receipt taken therefor.

December 10, 1963

SPECIAL ATTENTION

**THIS FINAL REPORT MUST BE READ TOGETHER WITH THE PREVIOUSLY ISSUED PRELIMINARY PUBLIC REPORT OF OCTOBER 11, 1963. THESE TWO DOCUMENTS CONSTITUTE THE FINAL PUBLIC REPORT ON THIS PROJECT WHICH IS IDENTIFIED AS CONDOMINIUM REGISTRATION NO. 23.**

Particular attention of prospective purchasers is directed to the following:

- (1) Since issuance of the Preliminary Public Report of October 11, 1963 the Developer has submitted additional information for the Commission's examination.

Specifically, the Developer has forwarded exhibits showing the approval of state, county and private organizations of the On-Site and Off-Site Utilities planned for this development. Architects and engineers have completed detailed building plans of the structures and these have been submitted as part of this registration. A master set of specifications for the twenty-two (22) units has also been filed.

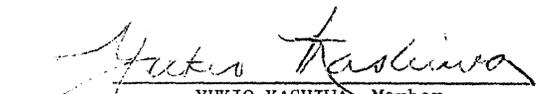
- (2) Amending item (3) on the first page of the October 11, 1963 report: The Developer has submitted final working drawings and specifications for a Resort Cottage (Veranda Type) for the Executive Cottage Suites and for a Resort Cottage (Garden Type).

NAME OF PROJECT: INTERNATIONAL COLONY CLUB NO. 1

DESCRIPTION: There have been no material changes in the project as it was originally set up by the Developer and registered with the Commission.

The Developer has prepared for the Commission's examination the more detailed architectural drawings, plans and specifications referred to in the October 11, 1963 document on Page 2, under the sub-heading NOTE.

STATUS OF THE PROJECT: The Developer, on November 5, 1963, notified the Commission that the firm of Fong Construction Company of Kahului, Maui, has been awarded the contract for the construction of the on-site and off-site improvements and a 100% bond is required by this contract. This contractor has ninety (90) days to complete his work according to plans and specifications. A \$25.00 per day penalty is part of the contract stipulation for each day after the ninety (90) days.

  
YUKIO KASHIWA, Member  
HAWAII REAL ESTATE COMMISSION

cc: DEPT. OF TAXATION  
DEPT. OF REGULATORY AGENCIES  
(Business Registration Division)  
BUREAU OF CONVEYANCES  
PLANNING AND TRAFFIC COMMISSION,  
County of Maui