

Hi All,

Just a reminder that I am attending a wake tomorrow night for a dear friend who passed away suddenly. So I won't make it back in time for our meeting. I thought the following definition may be helpful as we continue to create our town's definition of the word condominium. One of my law professors who's known as the zoning / property professor pointed me to the Black Law's definition of condominium (see below).

~Bevie

Black's Law Dictionary (11th ed. 2019), condominium

## CONDOMINIUM

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**condominium** (kon-də-min-ee-əm) (18c) **1.** Ownership in common with others. **2.** *Property.* A single real-estate unit in a multi-unit development in which a person has both separate ownership of a unit and a common interest, along with the development's other owners, in the common areas. Cf. [COOPERATIVE \(2\)](#). Pl. (in sense 2) **condominiums.**

“The condominium concept is not new, despite its relatively recent introduction in the United States. Ownership of individual units in buildings can be traced back to ancient Babylon; it was quite common in ancient Rome and in medieval Europe. The earliest condominium statute is Article 664 of the Code Napoleon of 1804, a very brief provision which was later substantially expanded. Condominium statutes were adopted in most nations in Europe, and in Central and South America, before any were adopted in the United States.” Roger A. Cunningham et al., *The Law of Property* § 2.2, at 34 n.26 (2d ed. 1993).

**3.** *Int'l law.* Joint sovereignty by two or more countries. **4.** *Int'l law.* A politically dependent territory under such sovereignty. Pl. (in senses 3 & 4) **condominia.** — **condominate**, *adj.*

**cooperative** *n.* (1883) **1.** An organization or enterprise (as a store) owned by those who use its services. **2.** A dwelling (as an apartment building) owned by its residents, to whom the apartments are leased. — Often shortened to *coop*; *co-op*. — Also termed (in sense 2) *residential cooperative*. Cf. [CONDOMINIUM \(2\)](#).