

The City of Philadelphia utilizes the Commonwealth of Pennsylvania's condominium definition and plan requirements found in 68 Pa. CSA § 3103 and 3201-3210. As such, the City requires that plans for proposed condominium projects submitted for conceptual and/or final approval include the following language as a note on the drawing(s):

"This development project will be a condominium and all exterior walls, roofs, basements, and ground are common areas and the development will not be subdivided in the future."