

(l) "Council of Co-owners" means all the co-owners as defined in subsection (k) of this Article; but a majority, as defined in subsection (r) of this Article, shall, except as otherwise provided in this Declaration, constitute a quorum for the adoption of decisions.

(m) "Declaration" means this instrument by which the property is submitted to the provisions of the Horizontal Property Act and such instruments as from time to time amend the same in accordance with said Act and the By-Laws of this condominium regime. Said Declaration shall also mean and include "Master Deed."

(n) "Developer" means R. Corporation, its assignees, nominees and successors.

(o) "General Common Elements" means and includes:

1. The land on which the buildings stand.
2. The foundation, main walls, roof, halls, balconies, stairways and entrance and exit or communication ways.
3. The flat roofs, yards and gardens, except as otherwise provided and stipulated.
4. The compartments or installations of central services such as power, light, gas, cold and hot water, water tanks and pumps, and the like.
5. The garbage recepticals and, in general, all devices or installations existing for common use.
6. Such easements through the units for conduits, pipes, ducts, plumbing, wiring and other facilities for the furnishing of utility services to units, general common elements and limited common elements and easements for access, maintenance, repair, reconstruction or replacement of structural members, equipment, installations and appurtenances, and for all other services necessary or convenient to the existence, maintenance, safety and use of the property, whether or not such easements are erected during construction of the condominium property or during re-construction of all or any part thereof, except such easements as may be defined as "Limited Common Elements."

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