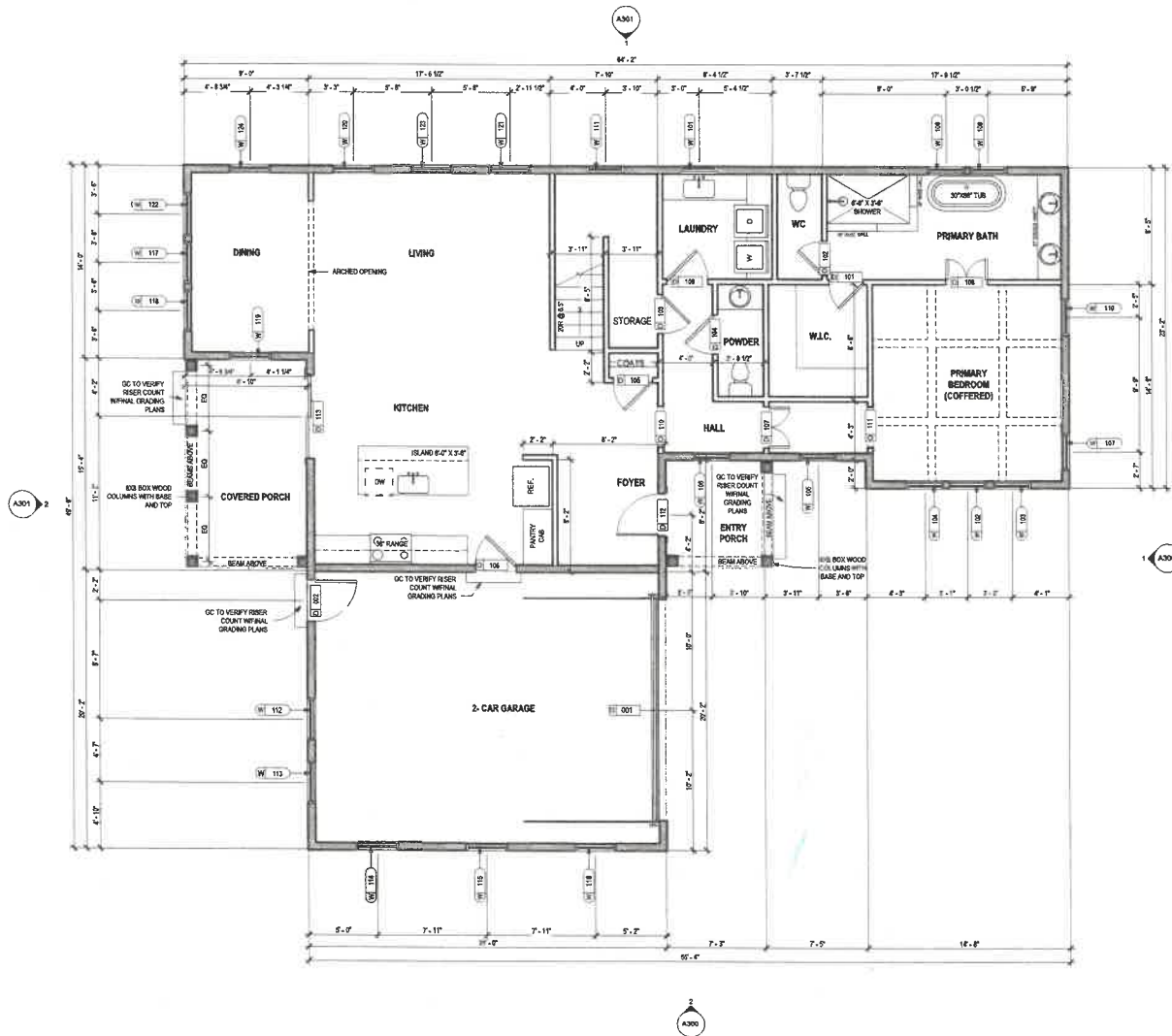


GENERAL PLAN NOTES

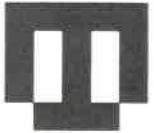
1. ALL INTERIOR PARTITIONS TO BE 1/2" LAYER 5/8" CWB EACH SIDE, U.N.O.
2. ALL DIMENSIONS ARE FROM FACE OF STUDY LINED.
3. DOORS AND CASES OPENING TO BE LOCATED MINIMUM 4" OFF ADJACENT WALL, IF 2" PREFERRED.
4. CENTER ALL DOORS IN ROOMS, WALLS, SPACERS, ETC. U.N.O.
5. SEE ALSO FOR DOOR & WINDOW SCHEDULES.
6. SEE ELEVATION ELEVATIONS AND/OR WINDOW SCHEDULES FOR WINDOW HEAD HEIGHTS.
7. PROVIDE TILE READY SHOWER PANEL, BENCHES, AND TUBS. EXTENDING TILE TO CEILING ON 8' 0" MIN.
8. COORDINATE WITH OWNER ON HANGING ROOF AND/OR DRYING RACKS, ETC. TO BE LOCATED IN LAUNDRY ROOM.
9. CHIMNEY IF INCLUDED IN DESIGN SHALL BE CONSTRUCTED IN ACCORDANCE WITH INTERNATIONAL RESIDENTIAL CODE (IRC) 2018 CHAPTER 10.
10. PROVIDE THATCHED ISLAND TIGHTLY UNDER PRELACE.
11. GAS FIREPLACE TO HAVE FLUE LINING AS RECOMMENDED BY MANUFACTURER.
12. PROVIDE FIREPROOFING AT EACH FLOOR OR ATTIC SPACE AND BRICK CHIMNEY AT ROOF LEVEL WITH STEEL ANGLE LEDGE AS REQD.
13. SEE EXTERIOR ELEVATIONS AND/OR SECTIONS FOR ONE-LEVEL OR PARTIAL HEIGHT WALLS.

FLOOR PLAN - SYMBOL KEY

- 2x4 WALL
- 2x6 WALL



1 LEVEL 1 FLOOR PLAN



Terminus

Terminus Design Group, LLC
303 Northside Drive SW
Suite 1200
Atlanta, Georgia 30303

terminusedesigngroup.com
(770) 799-6055
e: info@terminusedesigngroup.com
g: @terminusedesigngroup

Project Number: 220219

Project Title:

OYSTER GROVE - LOT 19

12 OYSTER LANE
ST. SIMONS ISLAND, GEORGIA
31522

Issue: CONSTRUCTION DOCUMENTS
Date: 05/12/2025

Revisions:

No. Date Description

Seal



Drawing Title:

LEVEL 1 - FLOOR PLAN

Date:
05/12/2025

Scale:
1/8" = 1'-0"

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Drawing No.

A110

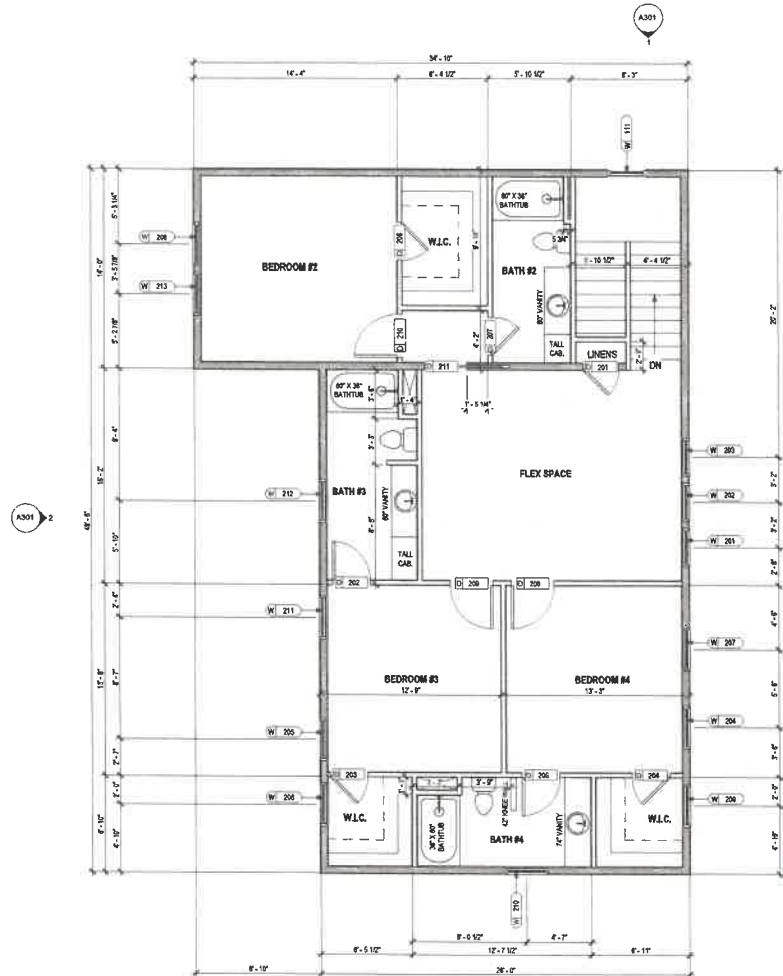
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GENERAL PLAN NOTES

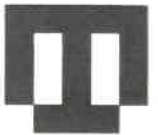
1. ALL INTERIOR PARTITIONS TO BE (1) LAYER 5/8" OWB EACH SIDE, U.N.O.
2. ALL DIMENSIONS ARE FROM FACE OF STUD. UNO.
3. DOORS & WINDOWS ARE DIMENSIONED TO CENTERLINE.
4. DOORS & LAMINATE OPENINGS TO BE LOCATED MINIMUM 4" OFF ADJACENT WALL, 4" MIN. PRESWIRING.
5. CENTER ALL DOORS IN ROOMS, WALLS, SPACES, ETC. UNO.
6. SEE MAN FOR DOOR & WINDOW SCHEDULES.
7. SEE EXTERIOR ELEVATIONS AND/OR WINDOW SCHEDULES FOR WINDOW HEAD HEIGHTS.
8. INSTALL SHOWER HEADS AT 7'-0" ABOVE FINISHED FLOOR.
9. PROVIDE TILE READY SHOWER PANES, BENCHES, AND TUBS. EXTEND TILE TO CEILING OR 8'-0" MIN.
10. COORDINATE WITH OWNER ON HANGING ROOF AND/OR DRYING RACKS, ETC. TO BE LOCATED IN LAUNDRY ROOM.
11. CHIMNEYS IF INCLUDED IN DESIGN, SHALL BE CONSTRUCTED IN ACCORDANCE WITH INTERNATIONAL RESIDENTIAL CODE (IRC) 2018 CHAPTER 15.
 - A. PROVIDE THICKENED BLAS FOOTING UNDER FIREPLACES.
 - B. GAS FIREPLACES TO HAVE BLUE LINING AS RECOMMENDED BY MANUFACTURER.
 - C. PROVIDE FIREPROOFING AT EACH FLOOR OR ATTIC SPACE AND BRICK CHIMNEY AT ROOF LEVEL WITH STEEL ANGLE LOCATE AS REQ'D.
12. SEE EXTERIOR ELEVATIONS AND/OR SECTIONS FOR KNEE WALL OR PARTIAL HEIGHT WALLS.

FLOOR PLAN - SYMBOL KEY

- 2x4 WALL
- 2x6 WALL



1 2ND FLOOR PLAN



Terminus

Terminus Design Group, LLC
363 Norwalk Drive SW
Suite 1200
Atlanta, Georgia 30350
w@terminusdesigngroup.com
p (770) 799-6025
c@terminusdesigngroup.com
t@terminusdesigngroup.com

Project Number: 2002.19
Project Title:

OYSTER GROVE - LOT 19

12 OYSTER LANE
ST. SIMONS ISLAND, GEORGIA
31522

Issue: CONSTRUCTION DOCUMENTS
Date: 05/07/2025

Revisions:
No. Date Description



Drawing Title:
LEVEL 2 - FLOOR PLAN

Date:
05/12/2025
Scale:
1/4" = 1'-0"

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Drawing Title:

A111

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