



## KEIM MINERAL PAINTS CASE STUDY GRACEFIELD PARISH CHURCH

KEIM OPTIL® ONTO PREVIOUSLY PAINTED LIME PLASTER

Before







Before



After



# GRACEFIELD PARISH CHURCH, BALLYMAGUIGAN

Gracefield Parish Church is located in Ballymaguigan, a small rural community in County Londonderry, Northern Ireland. This historical building dates back from its origins as a Moravian Church which was established in 1767. Now, it is Gracefield Church of the Parish of Woodschapel in the diocese of Armagh of the Church of Ireland.

The category B2 listed church was suffering from internal fissures and cracks within the previously distempered lime plastered surfaces. KEIM Mineral Paints were chosen for this project due to their unique features and benefits as well as suitability for historical and listed buildings. Leighton Johnston Associates decision to choose KEIM was based on its breathability and durability. KEIM Mineral Paints are highly breathable, allowing moisture to escape from the walls, which is crucial for the preservation of historic buildings.

Tony Carter, Senior Sales Executive of KEIM Mineral Paints, visited the church and recommended removing all loose and flaking materials to pare back the surface to a sound edge. KEIM Fixativ was then applied to consolidate the dusty substrate, followed by KEIM Optil Grob to fill hairline cracks and equalise the textural differences on the surface. KEIM Optil was the chosen paint system, it is the premium interior paint for modern and historic architectural design, combining mineral quality with an attractive, consistent finish that will not crack.



# WHAT IS KEIM OPTIL®?

KEIM Optil® is a mineral premium quality paint specifically formulated for elegant interior applications, giving intense, lightfast colour shades.

## Key features & benefits:

- Breathable
- Water vapour permeable
- Resists algal and fungal growth
- Non-flammable
- Lightfast
- UV stable
- Mineral matt
- Low VOC
- Odourless
- Easy and safe application
- [Natureplus Certification](#)
- [Cradle to Cradle Certified®](#)

KEIM Optil Grob® is a sol-silicate priming coat for hairline cracks and textural differences.

KEIM Fixativ® is a silicate binding agent and dust suppressant which reacts chemically to consolidate the surface.





# CREDITS

---

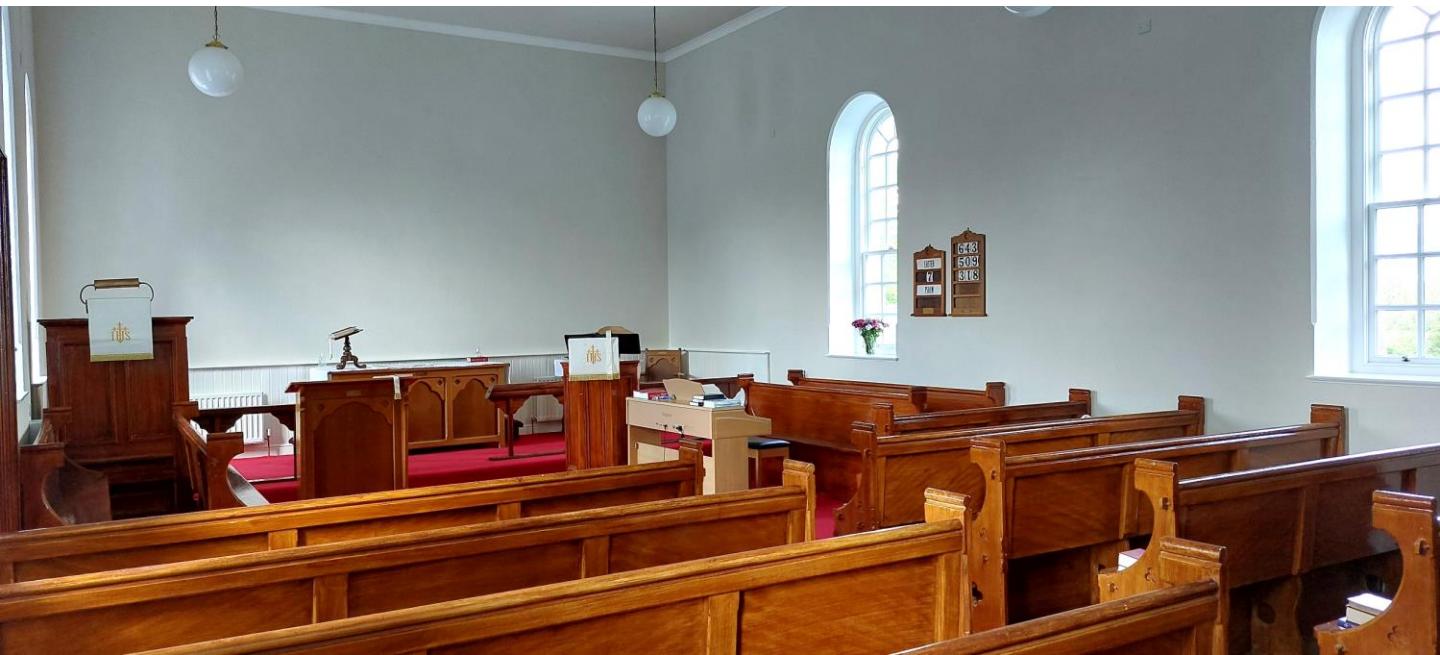
**Architect:** Leighton Johnston Associates Chartered Architects

**Decorator:** D Patterson Painting & Decorating

**Location:** Gracefield Parish Church, Ballymaguian Road,  
Ballymaguigan, Magherafelt, Co. Derry, BT45 6LE

**Project Photographs:** KEIM Mineral Paints Ltd

**Completed:** 2024





KEIM MINERAL PAINTS LTD.  
Santok Building, Deer Park Way, Donnington Wood  
Telford, Shropshire, TF2 7NA  
01952 231250 / [www.KEIMpaints.co.uk](http://www.KEIMpaints.co.uk) / [sales@KEIMpaints.co.uk](mailto:sales@KEIMpaints.co.uk)

KEIM. COLOURS FOR EVER.