

Key Biscayne Accepts The Loss of a Neighbor

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KEY BISCAIYNE, Fla., Aug. 12—Residents of this wealthy resort island are getting used to the idea that they will not have Richard M. Nixon around as a neighbor any more.

"Our loss is California's gain," said Ryne Zimmerman, a Key Biscayne businessman, whose views reflected a pro-Nixon although an ambivalent majority here.

"I disagree," said M. I. Dunn, a retired vice president of the Chesapeake & Ohio Railway, who lives next door to Mr. Zimmerman and across a narrow channel from the Nixon compound. "I don't think he was much of an asset to this island."

At the five-house compound itself, nothing appears to have changed. Asked about security arrangements and about communications and other government equipment installed there, a spokesman for the Secret Service in Washington said today that "there will be changes but not at this time."

A spokesman for the telephone company here said that workmen would soon remove special telephone equipment.

Automobiles and even buses with out-of-state license plates continue to pass in front of the compound. The street it is on, Harbor Lane, is still designated a "restricted area" by the Secret Service.

The 25-man Secret Service detail that watches over the compound, isolated from the neighborhood by a tall wire fence, has not been reduced.

Sale of Houses Expected

But virtually all of several dozen persons interviewed here today believed that Mr. Nixon would not return to Key Biscayne as resident or even as a visitor, at least in the near future.

They expected Mr. Nixon's two bay-front houses in the compound to be put up for sale. The houses, which Mr. Nixon bought in 1968, are now assessed at \$185,000 and \$230,000. But the homes are believed to be worth at least 50 per cent more than

that, not counting the improvements ordered by the Secret Service and by Mr. Nixon himself.

The third house of the compound is owned by Charles G. Rebozo, Mr. Nixon's close friend. The two others are owned by another friend, Robert Abplanalp, and are rented to the Government for Presidential staff use.

"It was wrong for him [Mr. Nixon] to use taxpayers' money to improve his property," said Frank Loeffler, a retired businessman who has lived here for a long time. He added, however, that he was "sad" that Mr. Nixon had resigned the Presidency.

Commenting about the future of the compound improvements, Mrs. Loeffler said, "The \$500,000 helicopter pad should become public property so that in case of an emergency a sick person can be taken to a hospital very quick."

Key Biscayne is connected to Miami, some 10 miles away, by a roadway running over a drawbridge that sometimes malfunctions, stopping the traffic for long periods.

Improvements Noted

Key Biscayne residents agree that Mr. Nixon's visits to the island have resulted in improvements in fire and police protection and in telephone and power services.

But the visits have also caused real estate prices, and taxes to go up as the resort has gained fame. Few residents expect that prices of homes would now go down.

Feelings about Mr. Nixon run strong here. Some of them were heightened last week by a statement by the Rev. John Huffman, who was pastor of the Key Biscayne Presbyterian Church, where Mr. Nixon and his family used to attend services.

Mr. Huffman, once a frequent guest at the compound and at the White House, said that Mr. Nixon "has been lying to the American people" and that he was "not morally qualified to continue as President."