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**UNITED STATES DISTRICT COURT
CENTRAL DISTRICT OF CALIFORNIA**

BENNION & DEVILLE FINE
HOMES, INC., a California
corporation, BENNION & DEVILLE
FINE HOMES SOCAL, INC., a
California corporation,
WINDERMERE SERVICES
SOUTHERN CALIFORNIA, INC., a
California corporation,

Plaintiffs,

v.

WINDERMERE REAL ESTATE
SERVICES COMPANY, a
Washington corporation; and DOES
1-10.

Defendants.

AND RELATED COUNTERCLAIMS

) Case No. 5:15-cv-01921-R-KK

) *Hon. Manual L. Real*

)

) **PLAINTIFFS' OPPOSITION TO**

) **DEFENDANT'S *EX PARTE***

) **APPLICATION FOR TEMPORARY**

) **RESTRAINING ORDER AND**

) **ORDER TO SHOW CAUSE RE:**

) **PRELIMINARY INJUNCTION**

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) Complaint filed: September 17, 2015

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1 Plaintiffs and Counter-Defendants Bennion & Deville Fine Homes, Inc., Bennion
2 & Deville Fine Homes SoCal, Inc., Windermere Services Southern California, Inc., along
3 with specially appearing Counter-Defendants Robert L. Bennion and Joseph R. Deville
4 (all collectively, the “B&D Parties”) hereby oppose Defendant/Counter-Claimant
5 Windermere Real Estate Services Company’s (“WSC”) *Ex Parte* Application for
6 Temporary Restraining Order and Order to Show Cause Re: Preliminary Injunction (the
7 “Emergency Motion”) for the reasons set forth below:¹

8 **I. INTRODUCTION**

9 WSC seeks extraordinary relief without showing an “emergency” or advancing a
10 credible legal argument in support of the requested relief. As explained below, the
11 Emergency Motion should be denied on each of the following independent grounds:

12 **First**, there is no “emergency” that requires *ex parte* relief. The purported domain
13 infringement raised in WSC’s Emergency Motion has been known by WSC and its
14 attorneys since October 1, 2015 – nearly one month prior to their filing of the Emergency
15 Motion. [See D.E. 21-3, p. 2; D.E. 21-4, p. 2; D.E. 21-5, pp. 2-14.] The delay shows that
16 WSC could (and should) have filed its motion as a regularly noticed motion. Nonetheless,
17 WSC now improperly seeks *ex parte* relief, thereby requiring opposing counsel to drop
18 all other work to respond to the 175-page filing on 24-hour notice. This is an abuse of the
19 *ex parte* process. See *Mission Power Engineering Co. v. Continental Cas. Co.*, 883 F.
20 Supp. 488, 492 (C.D. CA 1995).

21
22 ¹ WSC’s Emergency Motion as to Counter-Defendants Robert L. Bennion and Joseph R.
23 Deville should be summarily denied. WSC had added Messrs. Bennion and Deville to the
24 litigation by way of the Counterclaim, but had failed to serve the Counterclaim on these
25 new parties. The Counterclaim in this case was originally filed on October 13, 2015, and
26 amended on October 14, 2015. [D.E. 11, 16.] Prior to filing the Emergency Motion, WSC
27 made no effort to serve these new parties with the lawsuit. Seeking *ex parte* relief against
28 parties before serving them with the lawsuit is a gross disregard for standard civil
procedure. Because of this abuse of procedure, the undersigned attorneys are specially
appearing on behalf of Messrs. Bennion and Deville in response to the Emergency
Motion.

1 **Second**, WSC's request for injunctive relief is moot as the internet domains at
2 issue were terminated (*i.e.*, cancelled) by the B&D Parties before the Emergency Motion
3 was filed. (*See* Exhs. B and C to the Declaration of Eric Forsberg ("Forsberg Decl.").)
4 *See C.F. v. Capistrano Unified Sch. Dist.*, 647 F. Supp. 2d 1187, 1194 (C.D. Cal. 2009).

5 **Third**, WSC cannot show a likelihood of success on its claim for violation of the
6 Anti-Cybersquatting Consumer Protection Act ("ACPA"). This is not a cybersquatting
7 case. Cybersquatting occurs when someone registers a well-known domain name in order
8 to extract payment from the rightful owners of the mark or with the hope of selling the
9 domain to the highest bidder. *See Garden of Life, Inc. v. Letzer*, 318 F. Supp. 2d 946, 960
10 (C.D. Cal. 2004). Here, the B&D Parties were franchisees of WSC from August 1, 2001
11 until September 30, 2015, during which time they were granted licenses to purchase and
12 controll the domain registrations at issue. All of the domains at issue were acquired
13 during the parties' franchise relationships. Following the termination of these
14 relationships, the domains were cancelled. These facts simply do not support a
15 cybersquatting claim.

16 **Fourth**, WSC cannot show irreparable harm. WSC contends that it will suffer
17 irreparable harm in the form of future (1) lost business, and (2) retrieval of the domains
18 once they are placed on the open market. These conclusory future losses are remote and
19 speculative, at best, and do not satisfy the irreparable injury element needed for
20 preliminary relief. Moreover, the "BackOrder list" identified in the declaration of Robert
21 Sherrell guarantees that WSC will be able to acquire the domains once they are released,
22 thereby negating any chance that WSC would be harmed by a third-party's acquisition of
23 the domains. (Decl. Sherrell, ¶ 5.)

24 **Fifth**, WSC cannot show that the public interest favors the injunction. It is
25 apparent from the Emergency Motion that this dispute concerns the private goals of WSC
26 to force the B&D Parties to turn over the domains. This form of relief does not benefit the
27 public interest.
28

1 For each of these reasons, set forth in detail below, WSC's Emergency Motion
2 should be denied in its entirety.

3 **II. RELEVANT FACTUAL BACKGROUND**

4 Plaintiff/Counter-Defendant Bennion & Deville Fine Homes, Inc. ("B&D Fine
5 Homes") is the registrant (and former owner) of each of the 306 domains at issue in the
6 Emergency Motion. (Forsberg Decl., ¶ 4.) On August 1, 2001, B&D Fine Homes entered
7 into the Coachella Valley Franchise Agreement with WSC. [D.E. 21-14.] The Coachella
8 Valley Franchise Agreement granted B&D Fine Homes a license to use the Windermere
9 marks in the operation of its real estate franchise. [See D.E. 21-14, § 2.] Additionally,
10 Section 7 of the agreement obligated B&D Fine Homes to "*discontinue*" the use of the
11 Windermere name upon termination of the parties' relationship.² [D.E. 21-14, § 7.]

12 It was during the parties' franchise relationship – *i.e.*, August 1, 2001 to September
13 30, 2015 – that B&D Fine Homes purchased, developed, and used the domain
14 registrations at issue in the Emergency Motion. (Forsberg Decl., Ex. D.) On midnight
15 September 30, 2015, the contractual relationships between WSC and the B&D Parties
16 terminated. Since that time, the B&D Parties have made every effort to divest themselves
17 (and their new business) from the Windermere name and marks. (Forsberg Decl., ¶¶ 3-8.)

18 As the parties have been associated for over 15 years, the disentangling process
19 consumed significant time, labor and expense. (Forsberg Decl., ¶¶ 3-4, Ex. A.) Despite
20 the enormous amount of work involved, all references to Windermere were removed
21 from the B&D Parties' website, all B&D furnished agent websites, domain names, email
22 addresses, letterhead, business cards, Linked-In profiles, Google Plus profiles, and
23 Facebook pages. (*Id.* at ¶ 4.) Moreover, the B&D Parties cancelled – *i.e.*, terminated – all
24
25

26 ² Nowhere in the Coachella Valley Franchise Agreement (or any other agreement) is
27 B&D Fine Homes obligated to *transfer* any of the domains to WSC upon the termination
28 of the parties' relationship. Thus, WSC's repeated argument to the contrary in the
Emergency Motion is misplaced. (See D.E. 21-1, pp. 1:13-15, 1:20.)

1 of the domains that they previously owned containing the Windermere name. (*Id.* at Ex.
2 A.) This includes all of the domains identified by WSC’s Emergency Motion.

3 The cancelling of domain names was a particularly time consuming task. (*Id.* at ¶¶
4 4-5, Ex. A.) Led by their Director of Technology, Eric Forsberg, the B&D Parties worked
5 with GoDaddy, a large domain registrar and web hosting company, to individually cancel
6 each of the domains. (*Id.* at ¶¶ 4-5.) At the time the Emergency Motion was filed, the
7 B&D Parties had already cancelled 355 domains that contained Windermere and related
8 or associated names.³ (*Id.* at ¶ 7, Exs. B, C.) Confirmation of the majority of the
9 cancellations was provided to WSC’s counsel on October 13, 2015. [D.E. 21-8, pp. 2-8.]

10 Now, WSC has filed the Emergency Motion on the flawed pretense that upon the
11 termination of the parties’ 15-year franchise relationship – *i.e.*, on midnight September
12 30, 2015 – B&D Fine Homes was immediately obligated to transfer to WSC the domains
13 containing the term Windermere. WSC’s argument is inconsistent with the terms of the
14 Coachella Valley Franchise Agreement, as it does not impose a transfer obligation on
15 B&D Fine Homes. [D.E. 21-14, § 7.]

16 Further, even though the express language of the Coachella Valley Franchise
17 Agreement, on its face, states “discontinuance upon termination” – *i.e.*, midnight
18 September 30th – this creates an impossible scenario that must reasonably be interpreted
19 as providing B&D Fine Homes a reasonable time for compliance following the
20 termination of the parties’ relationship. (Forsberg Decl., ¶ 3.) B&D Fine Homes has
21 complied with this obligation and cancelled all of the Windermere domains. (*Id.*, Ex. A.)

22 WSC’s argument that the B&D Parties have not cancelled the domain names is
23 also in error. WSC’s declarant Robert Sherrell claims that the B&D Parties only
24 cancelled the hosting portion of the GoDaddy services but not the registrations. (Forsberg
25 Decl., at ¶ 10.) Beyond being hearsay and lacking foundation, the representation is
26

27 ³ It is worth noting that the B&D Parties cancelled 355 Windermere-related domains, far
28 exceeding the 306 identified by WSC. (Forsberg Decl., ¶ 8.) This was done to ensure that
the B&D Parties’ businesses were not in any way associated with WSC. (*Id.*)

1 simply false. (*Id.* at ¶¶ 5-8, Exs. B-D.) The B&D Parties never used GoDaddy to host
2 their websites. (*Id.* at ¶ 10.) Instead, the B&D Parties used GoDaddy only for domain
3 management. (*Id.*) Thus, the only thing that could be cancelled with GoDaddy was the
4 registration. (*Id.*) WSC’s other misconceptions are thoroughly addressed in the Forsberg
5 declaration. (*Id.* at ¶¶ 9-15.)

6 **III. WSC’S EMERGENCY MOTION ABUSES THE *EX PARTE* PROCESS**

7 *Ex parte* applications are solely for extraordinary relief and should be filed with
8 discretion. To obtain *ex parte* relief, the moving party must establish why it cannot
9 proceed in the usual manner, *i.e.*, via a regularly noticed motion. *See Mission Power*
10 *Engineering Co. v. Continental Cas. Co.*, 883 F. Supp. 488, 492 (C.D. CA 1995)(the
11 moving party “must show why the moving party should be allowed to go to the head of
12 the line in front of all other litigants and receive special treatment.”). A moving party also
13 must establish that it “is without fault in creating the crisis that requires *ex parte* relief, or
14 that the crises occurred as a result of excusable neglect.” *Id.* The facts surrounding
15 WSC’s Emergency Motion show that it can do neither.

16 The purported domain infringement raised in WSC’s Emergency Motion has been
17 known by WSC and its attorneys since at least October 1, 2015 – nearly one month prior
18 to their filing of the Emergency Motion. [See D.E. 21-3, p. 2; D.E. 21-4, p. 2; D.E. 21-5,
19 pp. 2-14.] This is reflected in the exhibits to the declaration of WSC’s attorney Jeffrey
20 Feasby, showing that on October 1st, 2nd, and 8th WSC engaged in correspondence with
21 the B&D Parties concerning the very domain registration issues that are now the subject
22 of the Emergency Motion. [*Id.*] Moreover, the record reveals that WSC’s attorneys have
23 been threatening the filing of an *ex parte* motion for some time without taking any action.
24 [D.E. 21-4, p. 2 (**October 2, 2015** – “If your clients refuse, we will immediately file the
25 appropriate claims seeking injunctive relief.”); D.E. 21-5, p. 2 (**October 8, 2015** – “If this
26 is not accomplished by noon tomorrow, October 9, 2015, we will be forced to address
27 this issue to the Court on an *ex parte* basis through an application for a Temporary
28 Restraining Order.”); D.E. 21-7, p. 2 (**October 13, 2015** – “[T]his will provide you notice

1 that we will be filing an *ex parte* application for a temporary restraining order and for
2 entry of an order to show cause re: preliminary injunction due to your clients' continued
3 infringement of WSC's trademarks and its violation of the Lanham Act's Anti-
4 CyberSquatting provisions.".)] Clearly, neither WSC nor its attorneys have considered
5 (or treated) the allegations at issue in the Emergency Motion as those necessitating *ex*
6 *parte* relief.

7 Further, based on the volume of WSC's 175-page filing – which included 3
8 declarations, 18 exhibits, and a 19-page memorandum of points and authorities – it is
9 obvious that WSC has been preparing its Emergency Motion for some time. [See D.E.
10 21.] On the contrary, the B&D Parties have less than 24 hours to respond. The court in
11 *Mission Power Eng'g Co. v. Cont'l Cas. Co.*, addressed the inherent unfairness in
12 situations like these as follows:

13 The fact that opposing parties are usually given an opportunity to
14 argue or file opposing papers does not mask the plain truth: these
15 hybrid *ex parte* motions are inherently unfair, and they pose a threat to
16 the administration of justice. They debilitate the adversary system.
17 Though the adversary does have a chance to be heard, the parties'
18 opportunities to prepare are grossly unbalanced. Often, the moving
19 party's papers reflect days, even weeks, of investigation and
20 preparation; the opposing party has perhaps a day or two. This is due
21 primarily to gamesmanship. The opposing party is usually told by
22 telephone when the moving party has completed all preparation of the
23 papers and has a messenger on the way to court with them. The goal
24 often appears to be to surprise opposing counsel or at least to force
25 him or her to drop all other work to respond on short notice.

26 883 F. Supp. 488, 490 (C.D. Cal. 1995).

27 In short, there is no "emergency" here. WSC has waited more than a month to
28 pursue *ex parte* relief. During that time, it could (and should) have pursued its requested
29 relief through a regularly noticed motion. This use of the *ex parte* process is contrary to
30 the intended purpose behind the emergency application and an abuse of the *ex parte*
31 process. Accordingly, WSC's Emergency Motion should be denied.

1 **IV. WSC’S REQUESTED RELIEF IS MOOT AS ALL OF THE DOMAINS**
2 **HAVE ALREADY BEEN CANCELLED BY THE B&D PARTIES**

3 “A federal court’s Article III power to hear disputes extends only to live cases or
4 controversies. A request for injunctive relief remains live only so long as there is some
5 present harm left to enjoin.” *C.F. v. Capistrano Unified Sch. Dist.*, 647 F. Supp. 2d 1187,
6 1194 (C.D. Cal. 2009)(citing *Taylor v. Resolution Trust Corp.*, 56 F.3d 1497, 1502, 312
7 U.S. App. D.C. 427 (D.C. Cir. 1995); see also, *Renne v. Geary*, 501 U.S. 312, 320-21,
8 111 S. Ct. 2331, 115 L. Ed. 2d 288 (1991) (“Past exposure to illegal conduct does not in
9 itself show a present case or controversy regarding injunctive relief [...] if
10 unaccompanied by any continuing, present adverse effects.”)). Once the movant is no
11 longer in harm’s way, a motion for an injunction becomes moot.” *C.F. v. Capistrano*
12 *Unified Sch. Dist.*, 647 F. Supp. 2d at 1194.

13 As reflected in the concurrently filed declaration of Eric Forsberg, the Windermere
14 domains at issue in this Emergency Motion have already been cancelled by the B&D
15 Parties, rendering WSC’s request for injunctive relief moot. (Forsberg Decl., ¶¶ 5-8,
16 Exhs. B, C.) Since the termination of the parties’ contractual relationship, the B&D
17 Parties have cancelled approximately 355 domains – including all 306 addressed by
18 WSC’s Emergency Motion and any other domains that contained similar or associated
19 names. (*Id.*, ¶¶ 7-8.) The cancellation of these domains is reflected in Exhibits B and C to
20 Mr. Forsberg’s declaration.

21 Moreover, because the B&D Parties no longer own or control the domains, the
22 conduct alleged by WSC cannot be repeated. *C.F. v. Capistrano Unified Sch. Dist.*, 647
23 F. Supp. 2d at 1194 (citing *Southern Pacific Terminal Co. v. ICC*, 219 U.S. 498, 515
24 (1911)).

25 Because the domains have already been cancelled, WSC’s requested injunctive
26 relief should be denied as moot.

1 **V. WSC DOES NOT SATISFY THE LEGAL STANDARD FOR ISSUANCE OF**
2 **A PRELIMINARY INJUNCTION**

3 Even if the relief sought by WSC was not moot (it is), and its basis for *ex parte*
4 relief was proper (it's not), WSC's pursuit of injunctive relief should still be denied as it
5 cannot satisfy the elements needed to support its claim for a preliminary injunction.

6 "A preliminary injunction is an extraordinary and drastic remedy [...]." *Munaf v.*
7 *Geren*, 553 U.S. 674, 689, 128 S. Ct. 2207, 171 L. Ed. 2d 1 (2008) (citation and internal
8 quotation marks omitted). In *Pom Wonderful LLC v. Hubbard*, 775 F.3d 1118, 1124 (9th
9 Cir. 2014), the Ninth Circuit identified the four-part test that must be satisfied by the
10 moving party to obtain preliminary injunctive relief in this Circuit. According to the
11 court, "the moving party must establish that: (1) it is likely to succeed on the merits; (2) it
12 is likely to suffer irreparable harm in the absence of preliminary relief; (3) the balance of
13 equities tips in its favor; and (4) an injunction is in the public interest." *Id.* (citing *Winter*
14 *v. Natural Resources Defense Council, Inc.*, 555 U.S. 7, 20 (2008)). Moreover, the
15 Supreme Court has repeatedly affirmed that "the basis for injunctive relief in the federal
16 courts has always been irreparable injury and the inadequacy of legal remedies."
17 *Weinberger v. Romero-Barcelona*, 456 U.S. 305, 312 (1982).

18 As reflected below, WSC cannot show that it is likely to succeed on the merits of
19 its cybersquatting claim or that it will suffer irreparable harm absent a preliminary
20 injunction. Accordingly, WSC's requested injunctive relief should be denied.

21 **A. WSC Has Not Shown A Likelihood Of Success On The Merits**

22 WSC has moved the Court for preliminary injunctive relief on the basis that it is
23 likely to succeed on its claim for violation of the Anti-Cybersquatting Consumer
24 Protection Act ("ACPA"). [D.E. 21-1, p. 10.] WSC's argument is misplaced.

25 The relationships between the B&D Parties and WSC do not give rise to a
26 cybersquatting claim. As explained by this Court in *Garden of Life, Inc. v. Letzer*, 318 F.
27 Supp. 2d 946, 960 (C.D. Cal. 2004), "[c]ybersquatting is the Internet version of a land
28 grab. Cybersquatters register well-known brand names as Internet domain names in order

1 to force the rightful owners of the marks to pay for the right to engage in electronic
2 commerce under their own name.” *Id.* at 906 (internal citation omitted.). The Court also
3 identified the Senate Report on ACPA, identifying cybersquatters as those who: (1)
4 “register well-known domain names in order to extract payment from the rightful owners
5 of the marks;” (2) “register well-known marks as domain names and warehouse those
6 marks with the hope of selling them to the highest bidder;” (3) “register well-known
7 marks to prey on customer confusion by misusing the domain name to divert customers
8 from the mark owner's site to the cybersquatter’s own site;” and (4) “target distinctive
9 marks to defraud customers, including to engage in counterfeiting activities.” *Id.* (quoting
10 from S.Rep.No. 106-140 at 5-6.) None of this is at issue in this case.

11 As reflected above, the B&D Parties were franchisees of WSC from August 1,
12 2001 until September 30, 2015. [D.E. 21-14.] Pursuant to the parties’ Franchise
13 Agreements, the B&D Parties were granted several licenses to use the Windermere marks
14 in the operation of their real estate businesses. [See D.E. 21-14, § 2; D.E. 21-15, § 2; D.E.
15 21-16, § 1.] It was during this time period – *i.e.*, August 1, 2001 until 2015 – that the
16 B&D Parties lawfully purchased, developed, and, where applicable, used the domain
17 registrations at issue in this case.⁴ Since the termination of the parties’ contractual
18 relationships on midnight of September 30, 2015, the B&D Parties have made every
19 effort to divest themselves (and their new business) from the Windermere name and
20 marks. (Forsberg Decl., ¶¶ 2-8.) Including the cancellation of all of the domains that they
21 previously owned containing the Windermere name. (*Id.*, Ex. A.) These are not the facts
22 that give rise to a cybersquatting claim under ACPA.

23 Moreover, WSC does not introduce any facts (nor can it) to show that the B&D
24 Parties (1) registered the Windermere domains in order to extract payment from WSC,
25 (2) registered the Windermere domains with the hope of selling them to the highest
26 bidder, (3) registered the Windermere domains in order to prey on customer confusion by

27
28 ⁴ In fact, the B&D Parties were required to use the Windermere marks throughout the
respective terms of the Franchise Agreements. [See D.E. 21-14, 21-15, 21-16.]

1 misusing the domains to divert customers from Windermere, or (4) targeted the
2 Windermere mark to defraud customers and to engage in counterfeiting activities. *See*
3 S.Rep.No. 106-140 at 5-6. Because the facts of this case do not give rise to a
4 cybersquatter claim as intended by the legislature with the enactment of ACPA, not only
5 does WSC fail to prove likelihood of success on the merits, but the claims should be
6 dismissed from the lawsuit.⁵

7 Even if this case did involve cybersquatting, WSC still cannot satisfy the elements
8 of the ACPA claim. A cybersquatter is liable under ACPA only if it “[(A)] has a bad faith
9 intent to profit from that mark [. . .]; and [(B)] registers, traffics in, or uses a domain name
10 that:

11 (I) in the case of a mark that is distinctive at the time of registration of
12 the domain name, is identical or confusingly similar to that mark;

13 (II) in the case of a famous mark that is famous at the time of
14 registration of the domain name, is identical or confusingly similar to
15 or dilutive of that mark; or

16 (III) is a trademark, word, or name protected by reason of section 706
17 of Title 18 [the Red Cross] or section 22056 of Title 36 [the
Olympics].”

18 *Garden of Life, Inc. v. Letzer*, 318 F. Supp. 2d 946, 960 (C.D. Cal. 2004)(citing 15 U.S.C.
19 § 1125(d)(1)(A)). ACPA also contains a safe harbor which provides: “Bad faith intent
20 described under subparagraph (A) shall not be found in any case in which the court
21 determines that the person believed and had reasonable grounds to believe that the use of
22 the domain name was a fair use or otherwise lawful.” *Garden of Life, Inc. v. Letzer*, 318
23 F. Supp. 2d 946, 961 (citing 15 U.S.C. § 1125(d)(1)(B)(ii)).

24 Here, WSC cannot show that the B&D Parties had a “*bad faith intent*” to profit
25 from the Windermere mark at the time of the domains were registered because the B&D
26

27
28 ⁵ The B&D Parties intend to move to dismiss WSC’s ACPA claim as part of their
response to the Amended Counterclaim next week.

1 Parties registered the domains legally, consistent with their license under the Franchise
2 Agreements. [See D.E. 21-14, § 2; D.E. 21-15, § 2; D.E. 21-16, § 1.] Absent the requisite
3 bad faith at the time of registration, WSC's claim for violation of the ACPA fails.

4 Because WSC does not (and cannot) show a likelihood of success on the merits of
5 its claim, the Emergency Motion should be denied.

6 **B. WSC Has Not Shown Irreparable Harm**

7 Unlike that of a trademark infringement case, the courts have not found irreparable
8 injury to be presumed upon a showing of a likelihood of confusion from an ACPA
9 violation. *Garden of Life, Inc. v. Letzer*, 318 F. Supp. 2d at 967-68. Instead, the party
10 seeking preliminary relief must "demonstrate that irreparable injury is likely in the
11 absence of an injunction." *Winter v. NRDC, Inc.*, 555 U.S. 7, 22 (2008)(citing 11A C.
12 Wright, A. Miller, & M. Kane, Federal Practice and Procedure § 2948.1, p. 139 (2d ed.
13 1995)(applicant must demonstrate that in the absence of a preliminary injunction, "the
14 applicant is likely to suffer irreparable harm before a decision on the merits can be
15 rendered"); *id.*, at 154-155 ("A preliminary injunction will not be issued simply to
16 prevent the possibility of some remote future injury")). A preliminary injunction is "an
17 extraordinary remedy that may only be awarded upon a clear showing that the [moving
18 party] is entitled to such relief." *Winter v. NRDC, Inc.*, 555 U.S. at 22 (citing *Mazurek v.*
19 *Armstrong*, 520 U.S. 968, 972, 117 S. Ct. 1865, 138 L. Ed. 2d 162 (1997) (per curiam)).

20 Here, without any factual support whatsoever, WSC contends that it will suffer
21 irreparable harm in the form of future (1) lost business, and (2) retrieval of the domains
22 once they are placed on the open market. These conclusory future losses are remote and
23 speculative, at best, and would not satisfy the irreparable injury element needed for
24 preliminary relief.

25 Moreover, the declaration of Robert Sherrell, WSC's Senior I.T. Administrator,
26 acknowledges that WSC can (and has) placed the domains on a "BackOrder list"
27 allowing WSC first shot of acquiring the domains once they become available to the
28 general public. (Decl. Sherrell, ¶ 5.) This BackOrder list guarantees that WSC will be

1 able to acquire the domains once they are released by GoDaddy.com. Thus, WSC will not
2 face any harm – irreparable or otherwise – because the Windermere domains now cannot
3 be acquired by a third-party. The cost to WSC to be put on the BackOrder list was
4 \$1,329.83 – clearly, a non-irreparable amount. (Decl. Sherrell, ¶ 5.)

5 Because WSC has not (and cannot) show that it will be irreparably harmed absent
6 the injunction, the Emergency Motion should be denied.

7 **C. The Public Interest Does Not Favor The Requested Injunction**

8 As reflected above, the facts of this case do not give rise to a cybersquatting claim.
9 Instead, the B&D Parties lawfully obtained each of the domains at issue while licensed to
10 do so as franchisees of WSC. Notwithstanding this undisputed fact, WSC still argues that
11 public interest favors the preliminary injunction. As stated above, the requested relief
12 must be in the public interest for the injunction to issue. *Winter v. Natural Resources*
13 *Defense Council, Inc.*, 555 U.S. at 20.

14 Review of WSC’s argument quickly reveals that it has no relationship to the public
15 whatsoever. In conclusory fashion, WSC argues that the public would benefit from the
16 preliminary injunction because the B&D Parties “refused to turn over the Infringing
17 Domains” despite WSC’s “repeated demands.” (D.E. 21-1, p. 14:3-17.) WSC’s argument
18 is baffling as it simply reiterates the private goals of WSC – to force the B&D Parties to
19 turn over the domains. In light of the facts of this case, WSC’s personal pursuit of the
20 domains would not benefit the public interest. As a result, the Emergency Motion must be
21 denied.

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1 **VI. CONCLUSION**

2 For the aforementioned reasons, the B&D Parties respectfully request that the
3 Court deny WSC's Emergency Motion, including its request for an OSC, in its entirety.
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