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17 **UNITED STATES DISTRICT COURT**  
18 **SOUTHERN DISTRICT OF CALIFORNIA**

19 JANE DOE (C.M.S.), an individual,

20 Plaintiff,

21 vs.

22 WYNDHAM HOTELS & RESORTS, INC.;  
23 WYNDHAM HOTEL GROUP, LLC;  
24 RAMADA WORLDWIDE INC.; SANT KABIR  
25 LLC; GOLDEN BRIDGE INTERNATIONAL  
26 INVESTMENT INC., SUPER8 WORLDWIDE  
27 INC., ARS HOSPITALITY LLC, VISTA  
28 INTERNATIONAL INC., HILTON  
DOMESTIC OPERATIONAL COMPANY  
INC., APPLE NINE SPE SAN JOSE INC.,  
APPLE EIGHT HOSPITALITY OWNERSHIP  
INC.,

Defendants.

Case No. '24CV0217 JLS AHG

**PLAINTIFF'S ORIGINAL  
COMPLAINT**

**JURY TRIAL DEMANDED**

**ORIGINAL COMPLAINT**

COMES NOW Plaintiff Jane Doe (C.M.S.), by and through the undersigned counsel, and respectfully submits her complaint for damages and makes the following averments.

**SUMMARY**

1. Jane Doe (C.M.S.) files this civil lawsuit seeking compensation for the harm she suffered as a result of the sex trafficking she endured in hotels owned, operated, maintained, and controlled by Defendants and their agents and employees.

2. Sex trafficking is the recruitment, harboring, transportation, provision, obtaining, patronizing, or soliciting of a person for the purpose of causing the person to engage in a commercial sex act either (1) before the person turns 18 years old; or (2) through force, fraud, or coercion.<sup>1</sup>

3. Commercial sex act means any sex act, on account of which anything of value is given to or received by any person.<sup>2</sup> Traffickers or ‘pimps’ use threats, violence, manipulation, lies, debt, bondage, and other forms of coercion to compel adults and children to engage in commercial sex acts against their will.

4. Sex trafficking has become a public health crisis that has reached epidemic proportions in the United States. It is now widely recognized, including by

<sup>1</sup> 18 U.S.C. §1591; 22 U.S.C. § 7102.

<sup>2</sup> 18 U.S.C. §1591(e)(3).

1 Congress and many state legislatures, that combating sex trafficking requires more than  
2 just criminal penalties for pimps and sex buyers.

3  
4 5. Since 2003, federal law, through the Trafficking Victims Protection  
5 Reauthorization Act (“TVPRA”), 18 U.S.C. §1581, et seq, has provided victims of sex  
6 trafficking a civil remedy against perpetrators of criminal sex trafficking.

7  
8 6. In 2008, Congress recognized the need to extend liability beyond sex  
9 buyers and sellers and intentionally expanded the scope of the TVPRA to reach those  
10 who—while not criminally liable under the TVPRA—financially benefit from  
11 participation in a venture that they know or *should know* engages in criminal sex  
12 trafficking.

13  
14 7. As discussed herein, Defendants derived financial benefit from facilitating  
15 sex trafficking by providing venues where traffickers could exploit victims, including  
16 victims like Jane Doe (C.M.S.), with minimal risk of detection or interruption.

17  
18 8. Defendants continued supporting traffickers, including Jane Doe  
19 (C.M.S.)’s trafficker, despite evident and apparent signs of widespread and ongoing  
20 sex trafficking at its hotels and specifically at the Ramada Inn located at 2141 S. Harbor  
21 Blvd., Anaheim, CA 92802 and the Super8 located at 528 W. Washington Ave.,  
22 Escondido, CA 92025 and the Homewood Suites located at 10 W Trimble Road, San  
23 Jose, Ca 95131. Defendants were, therefore, knowingly receiving a benefit from  
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1 participation in a venture that Defendants knew or should have known was engaged in  
2 sex trafficking.

3  
4 **PARTIES**

5 9. Jane Doe (C.M.S.) is a natural person who is currently a resident and  
6 citizen of Arizona.

7  
8 10. Defendant Wyndham Hotels & Resorts, Inc. is a Delaware corporation  
9 with its principal place of business in New Jersey. It can be served by its registered  
10 agent Corporate Creations Network Inc., 1521 Concord Pike, Suite 201, Wilmington,  
11 DE 19803. Wyndham Hotels & Resorts, Inc. is the successor entity to Wyndham  
12 Worldwide Corporation. It retains successor liability for wrongful acts of its  
13 predecessor Wyndham Worldwide Corporation. All references to Wyndham in this  
14 Complaint include references to the acts and omissions of its predecessor.  
15  
16

17 11. Defendant Wyndham Hotel Group, LLC is a Delaware company with its  
18 principal place of business in Parsippany, New Jersey. It can be served by its registered  
19 agent Corporate Creations Network Inc., 1521 Concord Pike, Suite 201, Wilmington,  
20 DE 19803. Upon information and belief, Wyndham Hotel Group, LLC is a wholly  
21 owned subsidiary of Wyndham Hotels & Resorts, Inc. and a former subsidiary of  
22 Wyndham Worldwide Corporation.  
23  
24

25 12. Defendant Ramada Worldwide Inc. is a for-profit Delaware corporation  
26 with its principal place of business in Parsippany, New Jersey. It may be served through  
27  
28

1 its registered agent Corporate Creations Network In, 3260 N. Hayden Road #210,  
2 Scottsdale, AZ 85251.

3  
4 13. Defendants Wyndham Hotels & Resorts, Inc., Wyndham Hotel Group,  
5 LLC, and Ramada Worldwide Inc., will be referred to collectively as “Ramada  
6 Franchisors.” Upon information and belief, they owned, operated, controlled, and/or  
7  
8 managed the Ramada Inn located at 2141 S. Harbor Blvd., Anaheim, CA 92802.

9 14. Sant Kabir, LLC is a limited liability with its principal place of business  
10 at 12800 Center Court Dr. S, Suite 525, Cerritos, CA 90703. At all relevant times, Sant  
11 Kabir, LLC owned, operated, and controlled the Ramada Inn located at 2141 S. Harbor  
12 Blvd., Anaheim, CA 92802.

13  
14 15. All references to Sant Kabir, LLC, include any department, division,  
15 office, agency, subsidiary, or corporate affiliate whether domestic, foreign, and/or  
16 international. These references also include any director, officer, agent (either with  
17 direct/actual or implied/apparent authority), employee, person, firm, or corporation  
18  
19 action on behalf of Sant Kabir, LLC now or at any time relevant to the claims herein.  
20

21  
22 16. Sant Kabir, LLC may be served through its registered agent for service:  
23 Devang Patel, 12800 Center Court Dr., Suite 525, Cerritos, CA 90703.

24  
25 17. Golden Bridge International Investment Inc. is a stock corporation with  
26 its principal place of business at 796 Captiva Circle, Corona, CA 92882. At all relevant  
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1 times, Golden Bridge International Investment Inc. owned, operated, and controlled  
2 the Ramada Inn located at 2141S. Harbor Blvd., Anaheim, CA 92802.  
3

4 18. All references to Golden Bridge International Investment Inc., include any  
5 department, division, office, agency, subsidiary, or corporate affiliate whether  
6 domestic, foreign, and/or international. These references also include any director,  
7 officer, agent (either with direct/actual or implied/apparent authority), employee,  
8 person, firm, or corporation action on behalf of Golden Bridge International Investment  
9 Inc. now or at any time relevant to the claims herein.  
10  
11

12 19. Golden Bridge International Investment Inc. may be served with process  
13 through its registered agent for service: Yihong Shan, 796 Captiva Circle, Corona, CA  
14 92882.  
15  
16

17 20. Defendants Sant Kabir, LLC and Golden Bridge International Investment  
18 Inc. will be referred to collectively as “Ramada Franchisees.”  
19

20 21. Wyndham Hotels & Resorts, Inc., f/k/a Wyndham Worldwide  
21 Corporation, d/b/a Super 8 (“WHR”) is a Delaware corporation with its principal place  
22 of business located at 22 Sylvan Way, Parsippany, New Jersey 07054. Defendant WHR  
23 is the successor entity to the hotel business of Wyndham Worldwide Corporation and  
24 its former subsidiaries. Defendant WHR is responsible, as successor, for all liabilities  
25 of Wyndham Worldwide Corporation and its predecessor subsidiaries related to  
26 franchising, controlling, and operating the Super8 Escondido. All references to WHR  
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28

1 include the acts and omissions of predecessor entities for which WHR is responsible,  
2 including Wyndham Worldwide Corporation and its former subsidiaries.  
3

4 22. Wyndham Hotel Group, LLC (“WHG”) is a for-profit Delaware company  
5 with its principal place of business in Parsippany, New Jersey. Upon information and  
6 belief, WHG is a wholly owned subsidiary of WHR and a former subsidiary of  
7 Wyndham Worldwide Corporation.  
8

9 23. Super 8 Worldwide, Inc. (“S8W”) is a for-profit Delaware company with  
10 its principal place of business in Parsippany, New Jersey. Upon information and belief,  
11 S8W is a direct subsidiary of WHG, an indirect subsidiary of WHR, and a former  
12 subsidiary of Wyndham Worldwide Corporation.  
13

14 24. Defendants Wyndham Hotels & Resorts, Inc., Wyndham Hotel Group,  
15 LLC, and Ramada Worldwide Inc., will be referred to collectively as “Super8  
16 Franchisors.” Upon information and belief, they owned, operated, controlled, and/or  
17 managed the Super8 located at 528 W. Washington Ave., Escondido, CA 92025.  
18

19 25. Upon information and belief, at all relevant times, the Super 8 Franchisors,  
20 either directly or through the acts of predecessors for which they are responsible,  
21 owned, operated, controlled, and/or managed the Super 8 located at 528 W.  
22 Washington Ave., Escondido, CA 92025 through the Wyndham franchising system.  
23

24 26. ARS Hospitality, LLC is a limited liability with its principal place of  
25 business at 44 Molton St., San Francisco, CA 94123. At all relevant times, ARS  
26  
27  
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1 Hospitality, LLC owned, operated, and controlled the Super8 located at 528 W.  
2 Washington Ave., Escondido, CA 92025.

3  
4 27. All references to ARS Hospitality, LLC include any department, division,  
5 office, agency, subsidiary, or corporate affiliate whether domestic, foreign, and/or  
6 international. These references also include any director, officer, agent (either with  
7 direct/actual or implied/apparent authority), employee, person, firm, or corporation  
8 action on behalf of ARS Hospitality, LLC now or at any time relevant to the claims  
9 herein.  
10

11  
12 28. ARS Hospitality, LLC may be served through its registered agent for  
13 service: Savitaben R. Patel - 44 Moulton St. San Francisco, CA 94123.

14  
15 29. Vista International, Inc. is a stock corporation with its principal place of  
16 business at 380 Dry Creek Rd., Monterey, CA 93940. At all relevant times, Vista  
17 International, Inc. owned, operated, and controlled the Super8 located at 528 W.  
18 Washington Ave., Escondido, CA 92025.

19  
20 30. All references to Vista International, Inc., include any department,  
21 division, office, agency, subsidiary, or corporate affiliate whether domestic, foreign,  
22 and/or international. These references also include any director, officer, agent (either  
23 with direct/actual or implied/apparent authority), employee, person, firm, or  
24 corporation action on behalf of Vista International, Inc. now or at any time relevant to  
25 the claims herein.  
26  
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28

1           31. Vista International, Inc. may be served with process through its registered  
2 agent for service: Marshall Brubacher - 650 E Hospitality Ln. Ste 470, San Bernardino,  
3 CA 92408.  
4

5           32. Defendants ARS Hospitality, LLC. and Vista International, Inc. will be  
6 referred to collectively as “Super8 Franchisees.”  
7

8           33. Defendant Hilton Domestic Operating Company Inc. (“Hilton-  
9 Homewood Suites Franchisor”) is a limited liability company incorporated under the  
10 laws of the State of Delaware with its principal place of business at 7930 Jones Branch  
11 Drive, Suite 1100, McLean, Virginia 22102 USA.  
12

13           34. Upon information and belief, at all relevant times, Hilton-Homewood  
14 Suites Franchisor has directly and through affiliates owned, operated, controlled,  
15 managed, licensed, leased, and/or provided various services to Homewood Suites,  
16 including the Homewood Suites, San Jose.  
17

18           35. Apple Nine SPE San Jose Inc. is a stock corporation with its principal  
19 place of business at 814 E. Main St., Richmond, VA 23219. At all relevant times, Apple  
20 Nine SPE San Jose owned, operated, and controlled the Homewood Suites located at  
21 10 W. Trimble Road, San Jose, CA 95131.  
22  
23

24           36. All references to Apple Nine SPE San Jose Inc. include any department,  
25 division, office, agency, subsidiary, or corporate affiliate whether domestic, foreign,  
26 and/or international. These references also include any director, officer, agent (either  
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1 with direct/actual or implied/apparent authority), employee, person, firm, or  
2 corporation action on behalf of Apple Nine SPE San Jose Inc. now or at any time  
3 relevant to the claims herein.  
4

5 37. Apple Nine SPE San Jose Inc. may be served through its registered agent  
6 for service: Corporation Service Company, CSC Lawyers Incorporating Service, 2710  
7 Gateway Oaks Dr., Sacramento, CA 95833.  
8

9 38. Apple Eight Hospitality Ownership, Inc. is a stock corporation with its  
10 principal place of business at 814 E. Main St., Richmond, VA 23219. At all relevant  
11 times, Apple Eight Hospitality Ownership, Inc. owned, operated, and controlled the  
12 Homewood Suites located at 10 W. Trimble Road, San Jose, CA 95131.  
13

14 39. All references to Apple Eight Hospitality Ownership, Inc., include any  
15 department, division, office, agency, subsidiary, or corporate affiliate whether  
16 domestic, foreign, and/or international. These references also include any director,  
17 officer, agent (either with direct/actual or implied/apparent authority), employee,  
18 person, firm, or corporation action on behalf of Apple Eight Hospitality Ownership,  
19 Inc. now or at any time relevant to the claims herein.  
20  
21

22 40. Apple Eight Hospitality Ownership, Inc. may be served with process  
23 through its registered agent for service: Corporation Service Company, CSC Lawyers  
24 Incorporating Service, 2710 Gateway Oaks Dr., Sacramento, CA 95833.  
25  
26  
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1 41. Defendants Apple Nine SPE San Jose Inc. and Apple Eight Hospitality  
2 Ownership, Inc. will be referred to collectively as “Hilton-Homewood Suites  
3 Franchisees.”  
4

5 **JURISDICTION AND VENUE**

6 42. This Court has original jurisdiction pursuant to 28 U.S.C. § 1331 because  
7  
8 this action involves a federal question under the TVPRA.

9 43. Venue is proper in this Court pursuant to 28 U.S.C. § 1391(b)(1) because,  
10 pursuant to 28 U.S.C. §§ 1391(c)(2) and 1391(d), at least one Defendant is a resident  
11 of the Southern District of California, and all Defendants are residents of California.  
12

13 44. Venue is also proper in this Court pursuant to 28 U.S.C. § 1391(b)(2)  
14 because a substantial part of the events or omissions giving rise to the claim occurred  
15 in the Southern District of California.  
16

17 45. C.M.S. was trafficked in this District and Division.  
18

19 **FACTS**

20 **I. Jane Doe (C.M.S.) was a Victim of Unlawful Sex Trafficking at a**  
21 **Hotels Owned, Operated, Managed, and Controlled by Defendants.**

22 46. Jane Doe (C.M.S.)’s trafficking began in 2013. She had multiple  
23 traffickers in the years she was trafficked. Her traffickers controlled her through  
24 physical violence and force and made her engage in commercial sex acts for their  
25 financial benefit. All of her traffickers forced her to post ads of herself and posted ads  
26  
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1 on her behalf. She did not want to engage in commercial sex acts but when she refused,  
2 they threatened her.

3  
4 47. In February of 2014, Jane Doe (C.M.S.) was trafficked at the Ramada  
5 located at 2141 S. Harbor Blvd., Anaheim, CA 92802.

6  
7 48. January through May of 2014, Jane Doe (C.M.S.) was trafficked at the  
8 Super8 located at 528 W. Washington Ave., Escondido, CA 92025.

9  
10 49. The Ramada and Super8 are Wyndham brand properties and will be  
11 referred to collectively as “Wyndham properties” or “Wyndham hotels.”

12  
13 50. Jane Doe (C.M.S.)’s trafficking had profound effects on her, consistent  
14 with “red flags” of trafficking that are well-recognized in the hospitality industry.<sup>3</sup>  
15 These effects were obvious and apparent to the staff and management of the subject  
16 Wyndham hotels including effects on C.M.S.’s appearance, demeanor, movements  
17 throughout the hotel, and her interactions with her traffickers, hotel staff, and others.  
18 Observing these effects provided Defendants with notice that C.M.S. was being  
19 continually subjected to coercion, control, and exploitation.  
20

21  
22 51. Jane Doe (C.M.S.) remained under the continuous control of her  
23 traffickers through at least 2015.

24 **II. The Hotel Industry’s Role in Sex Trafficking and Defendants’**  
25 **Knowledge of the Problem.**

26 \_\_\_\_\_  
27 <sup>3</sup> See *supra* section II and accompanying footnote for discussion of “red flags” of trafficking.  
28

1           52.     The widely known and pervasive relationship between sex trafficking and  
2 the hotel industry necessarily shapes what the Franchisor Defendants and Franchisee  
3 Defendants knew or should have known regarding the trafficking at their hotel  
4 properties, including the trafficking of Jane Doe (C.M.S.).

5  
6           53.     Today, sex slavery is pervasive in the United States, and hotels are the  
7 primary place where it happens.<sup>4</sup> For years, sex traffickers have been able to reap their  
8 profits with little risk when attempting to operate within hotels.<sup>5</sup> In 2014, 92% of calls  
9 received by the National Human Trafficking Hotline involved reports of sex  
10 trafficking taking place at hotels.<sup>6</sup> Hotels have been found to account for over 90% of  
11 commercial exploitation of children.<sup>7</sup>

12  
13  
14           54.     Because of this link between hotels and sex trafficking, government  
15 agencies and non-profits have devoted significant efforts to educating the hotel  
16 industry, including Defendants, on best practices for identifying and responding to sex  
17 trafficking.

18  
19  
20  
21 <sup>4</sup> “This is not only a dominant issue, it’s an epidemic issue.” See Jaelyn Galucci, *Human Trafficking is an Epidemic in the U.S. It’s Also Big Business*, Fortune (April 2019), <https://fortune.com/2019/04/14/human-sex-trafficking-us-slavery/> (citing Cindy McCain, who chairs the McCain Institute’s Human Trafficking Advisory Council). “It’s also something that is hiding in plain sight. It’s everywhere—it’s absolutely everywhere.” *Id.*

22  
23 <sup>5</sup> See *Human Trafficking in the Hotel Industry*, Polaris Project (Feb. 10, 2016), <https://polarisproject.org/blog/2016/02/10/human-trafficking-hotel-industry>; see also Eleanor Goldberg, *You Could Help Save A Trafficking Victim’s Life With Your Hotel Room Pic*, Huffington Post (June 2016), [http://www.huffingtonpost.com/entry/taking-a-photo-of-your-hotel-room-could-help-save-a-trafficking-victims-life\\_us\\_57714091e4b0f168323a1ed7](http://www.huffingtonpost.com/entry/taking-a-photo-of-your-hotel-room-could-help-save-a-trafficking-victims-life_us_57714091e4b0f168323a1ed7).

24  
25 <sup>6</sup> Michele Sarkisian, *Adopting the Code: Human Trafficking and the Hotel Industry*, Cornell Hotel Report (Oct. 2015), <https://scholarship.sha.cornell.edu/cgi/viewcontent.cgi?article=1222&context=chrpubs>.

26  
27 <sup>7</sup> See Erika R. George and Scarlet R. Smith, *In Good Company: How Corporate Social Responsibility Can Protect Rights and Aid Efforts to End Child Sex Trafficking and Modern Slavery*, 46 N.Y.U. J. Int’l L. & Pol. 55, 66-67 (2013).

1 55. Multiple agencies and organizations who actively combat sex trafficking,  
2 including the United States Department of Homeland Security, the National Center for  
3 Missing and Exploited Children, the Polaris Project, the Texas Attorney General, Love  
4 146, and EPCAT, among others, have established recommended policies and  
5 procedures for recognizing the signs of sex trafficking.<sup>8</sup>  
6

7  
8 56. Some of the recommended policies and procedures intended to reduce or  
9 eliminate sex trafficking, which Defendants are aware or should be aware of, include  
10 learning to identify warning signs and indicators of sex trafficking, including but not  
11 limited to:<sup>9</sup>  
12

- 13 • Individuals show signs of fear, anxiety, tension, submission, and/or nervousness;
- 14
- 15 • Individuals show signs of physical abuse, restraint, and/or confinement;
- 16
- 17 • Individuals exhibit evidence of verbal threats, emotional abuse, and/or being treated in a demeaning way;
- 18
- 19 • Individuals show signs of malnourishment, poor hygiene, fatigue, sleep deprivation, untreated illness, injuries, and/or unusual behavior;
- 20
- 21 • Individuals lack freedom of movement or are constantly monitored;
- 22 • Individuals avoid eye contact and interaction with others;

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23 <sup>8</sup> United States Department of Homeland Security Blue Campaign – One Voice. One Mission. End Human Trafficking,  
24 <https://www.dhs.gov/sites/default/files/publications/blue-campaign/toolkits/hospitality-toolkit-eng.pdf> (last visited April  
25 13, 2023); National Center for Missing and Exploited Children,  
26 <https://www.missingkids.org/theissues/trafficking#riskfactors> (last visited April 13, 2023); Love 146, *Red Flags for Hotel  
& Motel Employees*, <https://love146.org/wp-content/uploads/2017/04/Hospitality-Red-Flag-and-Reporting-Love146.pdf>  
(last visited April 13, 2023); Texas Attorney General, *Human Trafficking Red Flags*,  
[https://www2.texasattorneygeneral.gov/files/human\\_trafficking/human\\_trafficking\\_red\\_flags\\_handout.pdf](https://www2.texasattorneygeneral.gov/files/human_trafficking/human_trafficking_red_flags_handout.pdf) (last visited  
April 13, 2023).

27 <sup>9</sup> See *Id.*  
28

- 1 • Individuals have no control over or possession of money or ID;
- 2 • Individuals dress inappropriately for their age or have lower quality
- 3 clothing compared to others in their party;
- 4 • Individuals have few or no personal items—such as no luggage or other
- 5 bags;
- 6 • Individuals appear to be with a significantly older “boyfriend” or in the
- 7 company of older males;
- 8 • A group of girls appears to be traveling with an older female or male;
- 9 • A group of males or females with identical tattoos in similar locations.
- 10 This may indicate “branding” by a trafficker;
- 11 • Drug abuse or frequent use of “party drugs” such as GHB, Rohypnol,
- 12 Ketamine, MDMA (Ecstasy), Methamphetamines, Cocaine, and
- 13 Marijuana;
- 14 • Possession of bulk sexual paraphernalia such as condoms or lubricant;
- 15 • Possession or use of multiple cell phones; and
- 16 • Possession or use of large amounts of cash or pre-paid cards.

17  
18 57. The signs of sex trafficking in a hotel environment follow well-established  
19 patterns and can easily be detected by appropriately trained staff.

20  
21 58. Toolkits specific to the hotel industry have been developed, which help  
22 hotel staff in every position identify and respond to signs of sex trafficking.<sup>10</sup> From  
23 check-in to check-out, there are indicators that traffickers and their victims routinely  
24 exhibit during their stay at a hotel.

25  
26 \_\_\_\_\_  
27 <sup>10</sup> Department of Homeland Security, *Blue Campaign Toolkit*, <https://www.dhs.gov/sites/default/files/publications/blue-campaign/toolkits/hospitality-toolkit-eng.pdf>.

1           59.     The relationship between a pimp and a prostitute is inherently coercive,  
2 and the United States Department of Justice and other agencies and organizations have  
3 recognized that most individuals involved in prostitution are subject to force, fraud, or  
4 coercion.<sup>11</sup> It is also well understood that “prostitution,” “sex trafficking,” and “child  
5 sex trafficking” involve a single common denominator, the exchange of sex for money.  
6

7  
8           60.     The definition of sex trafficking in the TVPRA under 18 U.S.C.  
9 §1591(a)(1) incorporates the definition of commercial sex act. Defendants understood  
10 the practical and legal association between commercial sex and sex trafficking in a  
11 hotel environment. Thus, Defendants knew or should have known that signs of  
12 commercial sex (prostitution) activity in their hotels were in fact signs of sex  
13 trafficking.<sup>12</sup>  
14

15  
16           61.     All Defendants were aware or should have been aware of these signs of  
17 sex trafficking when operating, controlling, and managing their hotel properties, when  
18 enacting and enforcing policies and procedures applicable to those hotels and when  
19 training, educating, and supervising the staff of that hotel.  
20

21           62.     The most effective weapon against sexual exploitation and human  
22 trafficking is education and training.<sup>13</sup> As ECPAT concluded:  
23

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24  
25 <sup>11</sup> See, e.g., *A National Overview of Prostitution and Sex Trafficking Demand Reduction Efforts, Final Report*,  
<https://www.ojp.gov/pdffiles1/nij/grants/238796.pdf>; *Prostitution and Trafficking in Women: An Intimate Relationship*,  
<https://www.ojp.gov/ncjrs/virtual-library/abstracts/prostitution-and-trafficking-women-intimate-relationship>.

26 <sup>12</sup> *Id.*

27 <sup>13</sup> Polaris, *Recognizing Human Trafficking*, <https://polarisproject.org/recognizing-human-trafficking/> (last visited April  
28 13, 2023).

1 The hospitality industry is in a unique position to identify and report human  
2 trafficking due to its perceived anonymity. Traffickers believe they can go unnoticed  
3 while exploiting victims across the globe in hotels— ranging from budget properties  
4 to luxury resorts. From check-in to check-out, there are a number of indicators victims  
and exploiters exhibit during the time they are on a hotel property.<sup>14</sup>

5 63. This same conclusion is echoed by others who seek to eliminate sex  
6 trafficking in the hospitality industry, including the American Hotel Lodging  
7 Association: “Hotel employees who have undergone training are more aware of  
8 trafficking when it happens – and are more willing to report it – than those who have  
9 not been trained.<sup>15</sup> In reference to companies like the Defendants, ECPAT observed:  
10 “If they do nothing to raise awareness or to prevent child trafficking, they risk  
11 becoming an indirect and unintentional conduit for the abuse that takes place.”  
12  
13

14 64. Given the prevalence of human trafficking in hotels and the abundance of  
15 information about how franchisors, owners, operators and hotel employees can identify  
16 and respond to this trafficking, it has become apparent that the decision of a hotel chain  
17 to continue generating revenue from traffickers without taking reasonable steps to  
18 identify and prevent trafficking in its hotels is a conscious decision to financially  
19 benefit by supporting and facilitating unlawful sex trafficking.  
20  
21

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22  
23 <sup>14</sup> ECPAT USA, *Training for Hotel Associates*, <https://www.ecpatusa.org/hotel-training> (last visited April 13, 2023). *See also* Carolin L. et al., *Sex Trafficking in the Tourism Industry*, J. Tourism Hospit. (2015),  
24 <https://www.longdom.org/open-access/sex-trafficking-in-the-tourism-industry-2167-0269-1000166.pdf>.

25 <sup>15</sup> AHLA, *Free Online Training*, <https://www.ahla.com/issues/human-trafficking> (last visited April 13, 2023).  
26  
27  
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1           65. Each of the Defendants had a responsibility to adopt, implement, and  
2 adequately enforce policies to avoid facilitating sex trafficking and to train hotel staff  
3 to identify and respond to “red flags” of sex trafficking.  
4

5           **III. Sex Trafficking Has Long Been Prevalent at Wyndham Branded**  
6 **Properties, and Defendants Have Known About It.**

7           66. Defendants’ actual knowledge is *not* limited to a general awareness of the  
8 problem of sex trafficking in the hotel industry. Each of the Defendants has known,  
9 since well before Jane Doe (C.M.S.)’s trafficking, that sex trafficking was ongoing and  
10 widespread at Wyndham branded properties including the subject properties.  
11

12           67. Unfortunately for Jane Doe (C.M.S.), the promises made by the  
13 Franchisor Defendants and Franchisee Defendant(s) have proven empty. Defendants  
14 have failed, at all levels, to take appropriate action in response to their knowledge of  
15 widespread and ongoing human trafficking in their hotels. Instead, they have continued  
16 financially benefiting by providing venues for the sexual exploitation of victims like  
17 Jane Doe (C.M.S.).  
18

19           **a. Sex Trafficking at Wyndham Branded Hotels was well Known by**  
20 **Defendants.**  
21

22           68. Use of Wyndham branded properties, including Ramada and Super8  
23 properties, for sex trafficking is well known to Wyndham.  
24

25           69. Upon information and belief, at all relevant times Wyndham has adopted  
26 a centralized approach to trafficking-related issues at all its branded properties.  
27  
28

1 Wyndham’s public statements confirm that it knew sex trafficking was a problem at its  
2 hotels and that it retained control over the response of its branded hotels to sex  
3 trafficking. Wyndham has recognized it has a “critical role in increasing awareness and  
4 prevention” of sex trafficking in its hotels.<sup>16</sup> It has publicly claimed to be taking steps  
5 to avoid facilitating sex trafficking in its hotels since at least 2011.<sup>17</sup> However,  
6  
7 Wyndham has refused to publish reports to show its progress on the EPCAT goals to  
8 combat sex trafficking in hotels.<sup>18</sup>

10         70. Unfortunately, while Wyndham’s statements reflect actual knowledge of  
11 the problem of sex trafficking, they reflect only a public relations strategy rather than  
12 a genuine commitment to stop facilitating trafficking. Emails among company  
13 executives reflect a hesitance to commit to meaningful anti-trafficking measures and a  
14 desire to avoid negative publicity without any significant burden.<sup>19</sup>

17         71. The problem of sex trafficking at Wyndham properties was sufficiently  
18 well known that, in 2011, there was a public petition with thousands of signatures to  
19 stop Wyndham hotel staff from supporting child sex trafficking.<sup>20</sup> Although Wyndham  
20 publicly committed to take steps to stop facilitating trafficking, this promise proved  
21

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23 <sup>16</sup> <https://hotelsmag.com/news/wyndham-implements-anti-prostitution-training/>

24 <sup>17</sup> <https://hotelsmag.com/news/wyndham-implements-anti-prostitution-training/>

25 <sup>18</sup> <https://thecode.my.salesforce-sites.com/apex/MemberProfileNew?id=0019000000GxgPrAAJ&year=2023>

26 <sup>19</sup> <https://journalism.berkeley.edu/projects/should-hotel-chains-be-held-liable-for-human-trafficking/> (“Scott McLester, Wyndham’s former general counsel and chief compliance officer, wrote in an e-mail to the company’s then C.E.O., Stephen Holmes, ‘Even though we have been hesitant to commit to everything the [EPCAT] Code was asking for, the issue is not going away and it’s starting to impact commercial relationships.’ McLester added that the organization’s ‘concern about being ‘bullied’ into signing the Code is outweighed by the relative harmlessness of the Code itself.’”)

27 <sup>20</sup> <https://www.change.org/p/stop-wyndham-hotel-staff-from-supporting-child-sex-trafficking-in-wyndham-hotels>

1 empty; Wyndham has been named a “major contributor to sexual exploitation” and part  
2 of the “dirty dozen list” by the National Center on Sexual Exploitation.<sup>21</sup>

3  
4 72. Sex trafficking was prominent at Wyndham branded properties, including  
5 Super8 and Ramada properties. Public information, including scores of news stories  
6 and online reviews, confirms both the widespread sex trafficking problem at Wyndham  
7 branded hotels and Defendants’ knowledge and understanding of the problem.

8  
9 73. In the past twenty years, Wyndham-branded properties have been  
10 mentioned in at least two hundred criminal trafficking cases filed by the federal  
11 government.<sup>22</sup>

12  
13 74. Examples of notable press involving the frequent use of Wyndham  
14 branded hotels for illegal activity, including sex trafficking, include for Ramada:

- 15
- 16 • In June 1987 a federal grand jury indicted 16 persons on charges stemming  
17 from alleged participation in an interstate prostitution ring working out of  
18 hotels including a Rockville, Maryland Ramada Inn.<sup>23</sup>
- 19 • In September 2009, police discovered a prostitution ring at the Ramada  
20 Inn on Roosevelt Boulevard in Philadelphia. Police looking for a  
21 defendant in a drug case discovered 11 women. Some of the women  
22 reported that they were being held against their will and sexually  
23 assaulted.<sup>24</sup>

24 <sup>21</sup> <https://endsexualexploitation.org/wyndham/>

25 <sup>22</sup> <https://journalism.berkeley.edu/projects/should-hotel-chains-be-held-liable-for-human-trafficking/>

26 <sup>23</sup> Victoria Churchville, 16 INDICTED IN PROSTITUTION RING THAT USED PAGERS, POSH HOTELS, The  
27 Washington Post, (June 19, 1987), <https://www.washingtonpost.com/archive/local/1987/06/19/16-indicted-in-prostitution-ring-that-used-pagers-posh-hotels/c984c86e-6ecf-42ee-bb55-cbc980dab948/>

28 <sup>24</sup> *Possible prostitution ring discovered at Boulevard Ramada*, WHYY PBS (Sept. 8, 2009),  
<https://whyy.org/articles/possible-prostitution-ring-discovered-at-boulevard-ramada/>

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- In May 2010, Waterloo, Iowa Police followed used a Craigslist ad and made arrangements to meet females for sex at the local Ramada Inn. Police arrested two.<sup>25</sup>
- In February 2010, police in Burbank, California arrested three at the Ramada Burbank Airport Hotel on charges of prostitution as part of their effort to curb the sex trade.<sup>26</sup>
- In June 2012 Beaverton, Oregon police made an arrest at a Ramada Inn Northeast Portland in connection with a nationwide FBI sex trafficking sting.<sup>27</sup>
- In July 2012, East Hartford’s “Hot Spot Unit” conducted a sting at at the Ramada Inn on Roberts Street in Hartford, Connecticut where it arrested a man for promoting prostitution and 6 women on charges of prostitution.<sup>28</sup>
- In January 2013 two women were arrested on suspicion of prostitution at the Ramada Inn Burbank in Burbank, CA.<sup>29</sup>
- In April 2013, police found an underage girl in a room where prostitution was believed to be occurring at a Tampa, Florida Ramada Inn. A twenty-five-year-old woman fled the scene. She was later arrested on charges of procuring a person under 18 for the purpose of prostitution, deriving support from the proceeds of prostitution and renting space to be used for prostitution.<sup>30</sup> She was later convicted of charges of trafficking three underage teens, including a 16-year-old girl and a 14-year-old boy.<sup>31</sup>

<sup>25</sup> *Police make Prostitution Arrests*, Waterloo Police Department, <https://www.waterloopolice.com/press-release/654-police-make-prostitution-arrests.html>

<sup>26</sup> Olsen Ebright, *Burbank Hookers, Beware*, NBC 4 Los Angeles, (Mar. 3, 2010), <https://www.nbclosangeles.com/news/local/burbank-prostitution/1867548/>

<sup>27</sup> *Beaverton police arrest two in nationwide, FBI sex trafficking sting*, The Oregonian, (Jun. 26, 2012), [https://www.oregonlive.com/beaverton/2012/06/beaverton\\_police\\_arrest\\_two\\_in.html](https://www.oregonlive.com/beaverton/2012/06/beaverton_police_arrest_two_in.html)

<sup>28</sup> *East Hartford Police Arrest Seven on Prostitution Charges*, Harford Courant, (Jul. 26, 2012), <https://www.courant.com/community/hartford/hc-xpm-2012-07-27-hc-east-hartford-prostitution-arrests-0728-20120727-story.html>

<sup>29</sup> *Two women arrested on suspicion of prostitution at Burbank Ramada Inn*, Burbank Leader (Feb. 1, 2013), <https://www.latimes.com/socal/burbank-leader/the818now/tn-818-0201-two-women-arrested-on-suspicion-of-prostitution-at-burbank-ramada-inn-story.html>

<sup>30</sup> Kristin Weber, *Woman accused of recruiting minor for prostitution*, 10 Tampa Bay, (Apr. 2, 2013), <https://www.wtsp.com/article/news/local/woman-accused-of-recruiting-minor-for-prostitution/67-326688993>

<sup>31</sup> Dan Sullivan, *Tampa woman gets 15 years in prison for recruiting teens for prostitution*, Tampa Bay Times, (Nov. 11, 2016), <https://www.tampabay.com/news/courts/criminal/tampa-woman-gets-15-years-in-prison-for-recruiting-teens-for-prostitution/2302520/>

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- In November 2013, an investigation into prostitution ring, led to the arrest of five people and the seizure electronic equipment at the Ramada Inn in La Vergne, Tennessee.<sup>32</sup>
- In March 2014, undercover police raided a room at the Ramada Inn on Roosevelt Boulevard in Philadelphia arresting a woman for solicitation of prostitution and a man for suspected drug dealing.<sup>33</sup>
- In April 2014, police in Rock Hill, North Carolina, as part of a prostitution sting that netted five, made arrests at the Ramada Inn. In total the arrests included three women and two men.<sup>34</sup>
- In June 2014, the mother of a mentally ill woman who police say was killed after meeting for sex at a Ramada Inn in College Park, Maryland said her daughter was mentally ill and was pimped by men via computer ads.<sup>35</sup>
- In September 2014, police in Parsippany, New Jersey – the same city Wyndham maintains its principal place of business - arrested a man and a woman in at a Ramada Inn only 12 minutes from Wyndham’s corporate office on charges of theft and prostitution.<sup>36</sup>
- In March 2015, police arrested a woman who was renting a room at the Ramada Inn in Wayne, New Jersey for prostitution.<sup>37</sup>
- In April 2015, a woman was arrested on prostitution and drug charges by an undercover police officer in a sting at a Whitehall, Pennsylvania Ramada Inn.<sup>38</sup>

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<sup>32</sup> Marie Kempf, Police: Drugs seized in prostitution ring raid, Murfreesboro Post, (Nov. 27, 2017), [https://www.murfreesboropost.com/news/police-drugs-seized-in-prostitution-ring-raid/article\\_5ed959b6-fe72-52ee-bcc8-401c8f28d986.html](https://www.murfreesboropost.com/news/police-drugs-seized-in-prostitution-ring-raid/article_5ed959b6-fe72-52ee-bcc8-401c8f28d986.html)

<sup>33</sup> *Undercover cops make prostitution, drug arrests* Northeast Times (Mar. 20, 2014), <https://northeasttimes.com/2014/03/20/undercover-cops-make-prostitution-drug-arrests/>

<sup>34</sup> *Five arrested in prostitution sting at two Rock Hill motels, police say*, WBTV, (Apr. 24, 2014), <https://www.wbtv.com/story/25330215/five-arrested-in-prostitution-sting-at-two-rock-hill-motels-police-say/>

<sup>35</sup> Darcy Spencer, *Mother of Motel Murder Victim: “She’s Not a Prostitute,”* 4 Washington, (Jun. 8, 2014), <https://www.nbcwashington.com/news/local/mother-of-motel-murder-victim-denies-daughter-was-a-prostitute/59771/>

<sup>36</sup> William Westhoven, *Stolen purse at Kmart leads to prostitution bust*, Daily Record, (Sept. 7, 2014), <https://www.dailyrecord.com/story/news/local/2014/09/07/stolen-purse-kmart-leads-prostitution-bust/15192421/>

<sup>37</sup> Natalie Mieles, *Prostitution Arrest Made N Wayne Hotel*, Patch, (Mar. 23, 2015), <https://patch.com/new-jersey/wayne/prostitution-arrest-made-wayne-hotel-0>

<sup>38</sup> Manuel Gamiz, Jr., *Woman faces prosecution, drug charges after sting at Whitehall hotel*, The Morning Call, (Apr. 23, 2015), <https://www.mcall.com/news/breaking/mc-c-whitehall-hotel-prostitution-arrest-20150423-story.html>

- 1 • In August 2015, at least 20 people were arrested in a prostitution sting  
2 conducted at a Des Moines, Iowa Ramada by Wyndham as part of an  
3 operation that began as a result of complaints from local business owners  
4 and citizens.<sup>39</sup>
- 5 • In December 2015 Hanover County, North Carolina District Attorney  
6 issued an admonishment to a Ramada Inn on Market Street, Wilmington,  
7 North Carolina, among others, for, “repeated acts which create and  
8 constitute a breach of the peace, including but not limited to prostitution,  
9 assaults, fights, and discharging firearms.”<sup>40</sup>
- 10 • In February 2016, a Franklin Tennessee Police Department used  
11 Backpage.com as part of a sting operation that lead to the arrest of a  
12 woman at the Ramada Inn on charges of prostitution, and possession of  
13 drug paraphernalia.<sup>41</sup>

14 75. Examples of notable press involving the frequent use of Wyndham  
15 branded hotels for illegal activity, include:

- 16 • In June 2011, a woman was sentenced to 9 years in prison for the sex  
17 trafficking of two 14-year-old girls. The girls were forced to work at the  
18 Wyndham branded hotel in Hartford, Connecticut.<sup>42</sup>
- 19 • In February 2012, a man was arrested by FBI agents and members of the  
20 Human Trafficking Task Force on charges of sex trafficking of children  
21 for pimping out a 14-year-old girl who was rescued from a Wyndam hotel  
22 in Florida.<sup>43</sup>

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23 <sup>39</sup> Grant Rodgers and Kim Norvell, More arrests as prostitution stings continue, Des Moines Register, (Aug. 19, 2015),  
24 <https://www.desmoinesregister.com/story/news/crime-and-courts/2015/08/19/urbandale-businessman-charged-prostitution/31987431/>

25 <sup>40</sup> *DA, police chief focus on motel crime on Market Street*, Star News Online, (Jan. 10, 2016),  
26 <https://www.starnewsonline.com/story/news/2016/01/10/da-police-chief-focus-on-motel-crime-on-market-street/30994128007/>

27 <sup>41</sup> Zach Harmuth, *Nolensville Woman Arrested in Prostitution Sting Awaits Court*, Williamson Source, (Feb. 5, 2016),  
28 <https://williamsonsource.com/nolensville-woman-arrested-prostitution-sting-awaits-court/>

<sup>42</sup> *East Hartford Woman Sentenced to 9 Years In Prison for Sex Trafficking Of Two 14-Year-Old Girls*, Hartford  
Courant (June 24, 2011), <https://www.courant.com/2011/06/24/east-hartford-woman-sentenced-to-9-years-in-prison-for-sex-trafficking-of-two-14-year-old-girls/>.

<sup>43</sup> Alexandra Seltzer, *Federal officials catch, arrest man alleged to have prostituted Jupiter girl, 14*, The Palm Beach Post  
(Feb. 7, 2012), <https://www.palmbeachpost.com/story/news/crime/2012/02/08/federal-officials-catch-arrest-man/7283405007/>.

- 1 • In 2012, the first successful prosecution of a human trafficking case in  
2 Wisconsin occurred after a man trafficking a woman at a Wyndam  
3 branded hotel in Wausau, Wisconsin.<sup>44</sup>
- 4 • Three people were arrested in July 2014 in Fayetteville on human  
5 trafficking charges after holding a woman captive at a Wyndham branded  
6 hotel.<sup>45</sup>
- 7 • In July 2014, three people were arrested and accused of kidnapping and  
8 torturing a woman for human trafficking out of a Wyndham branded hotel  
9 in Orange County, CA.<sup>46</sup>
- 10 • In September 2014, two Nevada residents were arrested on sex trafficking  
11 charges. Officers set up surveillance at a Wyndham branded hotel in  
12 Nashville and “it did not take long for officers to observe heavy foot traffic  
13 in and out of that hotel room consistent with a prostitution operation.”<sup>47</sup>
- 14 • In April 2015, a Philadelphia man was sentenced for sex trafficking  
15 minors. The man worked as a security guard at a Wyndham branded hotel  
16 in Philadelphia and “provided protection and assistance to sex traffickers  
17 operating at the motel in exchange for a daily fee.”<sup>48</sup>
- 18 • In June 2015, two Brooklyn men charged with sex trafficking allegedly  
19 forced a teenage girl into prostitution from a Long Island City Wyndham  
20 branded hotel.<sup>49</sup>
- 21 • In July 2015, after investigating possible prostitution at a Wyndham  
22 branded hotel in Maryland, Frederick County sheriff’s deputies charged a

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23 <sup>44</sup> Shereen Siewert, *Sex-trafficking cases hard to crack in Wisconsin*, Post Crescent (March 25, 2014),  
24 <https://www.postcrescent.com/story/news/2014/03/25/sex-trafficking-cases-hard-to-crack-in-wisconsin/6884671/>.

25 <sup>45</sup> Three arrested on human trafficking charges in NC, Fox8 (July 2, 2014), <https://myfox8.com/news/three-arrested-on-human-trafficking-charges-in-nc/>.

26 <sup>46</sup> Jeanne Kuang, *Three Accused of Kidnapping, Torturing Woman for Human Trafficking in Orange County*, NBC Los  
27 Angeles (July 30, 2014), <https://www.nbclosangeles.com/news/three-accused-of-brutally-kidnapping-torturing-woman-for-human-trafficking-in-orange-county/65718/>.

28 <sup>47</sup> Las Vegas Man, Woman Jailed on Prostitution Charges, City of Franklin, TN (Sept. 5, 2014),  
<https://www.franklintn.gov/Home/Components/News/News/2563/>.

<sup>48</sup> Philadelphia Man Sentenced for Sex Trafficking Conspiracy, U.S. Attorney’s Office (April 9, 2015),  
<https://www.fbi.gov/contact-us/field-offices/philadelphia/news/press-releases/philadelphia-man-sentenced-for-sex-trafficking-conspiracy>.

<sup>49</sup> Jackie Strawbridge, *Cuffed Brooklyn Men Allegedly Pimped At LIC Hotel*, licpost (June 9, 2015),  
<https://licpost.com/cuffed-brooklyn-men-allegedly-pimped-at-lic-hotel>.

1 Hagerstown man with human trafficking after two teenage girls were  
2 forced into prostitution.<sup>50</sup>

- 3 • In March 2016, a 22 year-old Sandy Springs man was arrested in Athens,  
4 Ga., and charged with pimping a person under 18 and sex trafficking after  
5 holding a 16-year-old against her will at a Wyndham branded hotel in  
Athens and forcing her to engage in sex in exchange for money.<sup>51</sup>

6 76. Ultimately, several hundred of traffickers involved with hundreds of  
7 victims have been prosecuted by state and federal law enforcement agencies for sex  
8 trafficking and forced prostitution out of Wyndham branded properties.

9  
10 77. Similarly, Defendants knew sex trafficking was occurring at their hotels  
11 through publicly available online review websites, which are regularly reviewed by  
12 companies such as Defendants. For example, for Ramada locations:

- 14 • In December 2007 regarding the Ramada Inn in Toms River, New Jersey,  
15 in a review titled, "Hookers, Drugs, and poor service," a reviewer wrote  
16 "[a]s my wife and I went to our room, we were first asked for money from  
17 some guy in the hallway, then a prostitute informed us for a fee, she would  
join us...."<sup>52</sup>
- 18 • In February 2010 regarding the Ramada by Wyndham in Rochelle Park,  
19 New Jersey, a reviewer wrote, "[t]hin walls, so EVERYTHING was  
20 heard, especially when some pimp was yelling & cursing at his  
21 "employee" from 1am till 4 am. The clientele were mostly thugs & one-  
night-standers."<sup>53</sup>

22 \_\_\_\_\_  
23 <sup>50</sup> Jeremy Arias, *Hagerstown man charged with trafficking of two teenage girls*, The Frederick News-Post (July 1,  
2015), <https://www.heraldmillmedia.com/story/news/local/2015/07/01/hagerstown-man-charged-with-trafficking-of-two-teenage-girls/45202521/>.

24 <sup>51</sup> Dyana Bagby, *Sandy Springs man arrested in Athens, Ga., for sex trafficking*, RoughDraft atlanta (March 24, 2016),  
<https://roughdraftatlanta.com/2016/03/24/sandy-springs-man-arrested-athens-ga-sex-trafficking/>.

25 <sup>52</sup> [https://www.tripadvisor.co.uk/ShowUserReviews-g46870-d98468-r11235472-Ramada\\_by\\_Wyndham\\_Toms\\_River\\_Toms\\_River\\_New\\_Jersey.html](https://www.tripadvisor.co.uk/ShowUserReviews-g46870-d98468-r11235472-Ramada_by_Wyndham_Toms_River_Toms_River_New_Jersey.html)

26 <sup>53</sup> [https://www.tripadvisor.com/ShowUserReviews-g46782-d92577-r55266477-Ramada\\_by\\_Wyndham\\_Rochelle\\_Park\\_Near\\_Paramus-Rochelle\\_Park\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46782-d92577-r55266477-Ramada_by_Wyndham_Rochelle_Park_Near_Paramus-Rochelle_Park_New_Jersey.html)

- 1 • In September 2010 regarding the Ramada by Wyndham  
2 Pikesville/Baltimore North, a customer complained, “[a]nd to top it all off,  
3 we were awakened at 2 AM by a large party of about 25 young people  
4 outside the room, some of whom were apparently prostitutes--young girls  
5 in skimpy clothes talking to men through car windows.” The General  
6 Manager replied but did not address the prostitution complaint.<sup>54</sup>
- 7 • A November 2010 review regarding a Ramada in Seattle, Washington  
8 states “Basically if you like Prostitutes and Drug Dealers this is your  
9 place, The place is managed by a Very Young Arrogant Manager and his  
10 response to my complaints was everyone deserves a second chance, not to  
11 mention the noise.”<sup>55</sup>
- 12 • A June 2011 review of a Ramada Inn in Costa Mesa, CA states “Wow this  
13 “hotel” is horrible...We were on the 3rd floor which was the quietest.  
14 Swore we saw 2-3 prostitutes walking around outside.”<sup>56</sup>
- 15 • An October 2011 review of a Ramada in Bangor, ME states “About 1 in  
16 the morning there was a group of drunk people in the hallways running up  
17 and down the halls and slamming doors. I called the front desk and they  
18 said they would send someone up to check on it, however, the slamming  
19 continued for over an hour and a half. I also saw a man bringing a  
20 prostitute to his room down the hall where they had a “noisy”  
21 encounter.”<sup>57</sup>
- 22 • A September 2011 review regarding a Ramada Inn in Reno, Nevada states  
23 “One word... EEWWWW! Hookers are outside courting truck drivers.  
24 Meth heads are going in and out the doors looking for thier next fix. Desk  
25 man wasnt anywhere to be found for check-in.”<sup>58</sup>

21 <sup>54</sup> [https://www.tripadvisor.com/ShowUserReviews-g41317-d250631-r80299255-  
Ramada\\_by\\_Wyndham\\_Pikesville\\_Baltimore\\_North-Pikesville\\_Maryland.html](https://www.tripadvisor.com/ShowUserReviews-g41317-d250631-r80299255-Ramada_by_Wyndham_Pikesville_Baltimore_North-Pikesville_Maryland.html)

22 <sup>55</sup> [https://www.tripadvisor.com/Hotel\\_Review-g58732-d224851-Reviews-Ramada\\_by\\_Wyndham\\_SeaTac\\_Airport-  
SeaTac\\_Washington.html](https://www.tripadvisor.com/Hotel_Review-g58732-d224851-Reviews-Ramada_by_Wyndham_SeaTac_Airport-SeaTac_Washington.html)

23 <sup>56</sup> <https://www.yelp.com/biz/ramada-by-wyndham-costa-mesa-newport-beach-costa-mesa>

24 <sup>57</sup> [https://www.tripadvisor.com/Hotel\\_Review-g40502-d93532-Reviews-Bangor\\_Grande\\_Hotel\\_Conference\\_Center-  
Bangor\\_Maine.html](https://www.tripadvisor.com/Hotel_Review-g40502-d93532-Reviews-Bangor_Grande_Hotel_Conference_Center-Bangor_Maine.html)

25 <sup>58</sup> <https://www.yelp.com/biz/ramada-by-wyndham-reno-hotel-and-casino-reno>

- 1 • In October 2011 regarding the Ramada by Wyndham in East Orange, New  
2 Jersey, a reviewer wrote, “[w]as there any prostitution at the hotel?  
3 Maybe. But the pimps in the lobby always held the door for us....”<sup>59</sup>
- 4 • A May 2012 review of a Ramada in Denver, CO states “Definitely not  
5 safe as we witnessed actual drug deals and sex trade going on in back. The  
6 front desk staff was too busy flirting with each other to be helpful.”<sup>60</sup>
- 7 • In June 2012 regarding the Ramada by Wyndham in East Orange, New  
8 Jersey, in a review titled, “It Is As Bad As They Say,” a reviewer wrote,  
9 “[v]isible prostitutes going up and down the hall.”<sup>61</sup>
- 10 • In September 2012 regarding the Ramada by Wyndham in Wyndham’s  
11 home town of Parsippany, New Jersey, a reviewer advised, “[p]lease  
12 avoid this hotel at all costs unless you're a trucker or prostitute.”<sup>62</sup>
- 13 • An October 2012 review of a Ramada Inn in Gainesville, FL states “Do  
14 NOT stay here. In disrepair, dirty, and a hub for drugs and prostitution.  
15 Hotels.com should not represent this hotel.”<sup>63</sup>
- 16 • In November 2012 regarding the Ramada Limited in Cockeysville,  
17 Maryland, a reviewer wrote, “seems to be mainly a place for hooker  
18 hookups and not somewhere anyone actually stays.”<sup>64</sup>
- 19 • A November 2012 review of a Ramada in Portland, Oregon states “First  
20 of all this place is disgusting. It is full of pimps and hoes and DRUGS  
21 :/.”<sup>65</sup>
- 22 • In March 2013 regarding the Ramada by Wyndham Baltimore West in  
23 Baltimore, Maryland, a reviewer, in a review titled “Prostitute plaza,”  
24 wrote, “[o]ur second evening we were confronted by ladies who were at

59 [https://www.tripadvisor.com/ShowUserReviews-g46403-d92370-r119573653-Ramada\\_by\\_Wyndham\\_East\\_Orange-East\\_Orange\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46403-d92370-r119573653-Ramada_by_Wyndham_East_Orange-East_Orange_New_Jersey.html)

60 [https://www.tripadvisor.com/Hotel\\_Review-g33388-d85325-Reviews-Ramada\\_by\\_Wyndham\\_Denver\\_Downtown-Denver\\_Colorado.html](https://www.tripadvisor.com/Hotel_Review-g33388-d85325-Reviews-Ramada_by_Wyndham_Denver_Downtown-Denver_Colorado.html)

61 [https://www.tripadvisor.com/ShowUserReviews-g46403-d92370-r132718173-Ramada\\_by\\_Wyndham\\_East\\_Orange-East\\_Orange\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46403-d92370-r132718173-Ramada_by_Wyndham_East_Orange-East_Orange_New_Jersey.html)

62 [https://www.tripadvisor.com/ShowUserReviews-g46715-d98515-r141158336-Ramada\\_by\\_Wyndham\\_Parsippany-Parsippany\\_Morris\\_County\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46715-d98515-r141158336-Ramada_by_Wyndham_Parsippany-Parsippany_Morris_County_New_Jersey.html)

63 <https://www.expedia.com/Gainesville-Hotels-Motel-6-Gainesville.h918788.Hotel-Reviews>

64 [https://www.tripadvisor.com/ShowUserReviews-g41075-d93714-r146214352-Ramada\\_Limited\\_Cockeysville-Cockeysville\\_Maryland.html](https://www.tripadvisor.com/ShowUserReviews-g41075-d93714-r146214352-Ramada_Limited_Cockeysville-Cockeysville_Maryland.html)

65 [https://www.tripadvisor.com/Hotel\\_Review-g52024-d96118-Reviews-Ramada\\_by\\_Wyndham\\_Portland\\_Airport-Portland\\_Oregon.html](https://www.tripadvisor.com/Hotel_Review-g52024-d96118-Reviews-Ramada_by_Wyndham_Portland_Airport-Portland_Oregon.html)

1 the time selling themselves to us. As we walked to our car the next  
2 morning we were once confronted again by 2 different professional  
3 women advancing sexual and in appropriate verbiage to my 18 year old  
son.”<sup>66</sup>

4 • A March 2013 review of a Ramada Inn in Bowling Green, Kentucky states  
5 “I noticed a woman wearing over the knee leather boots standing in front  
6 of the hotel, after I had checked in. She was obviously waiting to be  
"picked up"...If you are looking for hookers, this is the place to go!”<sup>67</sup>

7  
8 • In August 2013 regarding Ramada by Wyndham West Atlantic City in  
Atlantic City, New Jersey, a reviewer reported, “a load of police cars  
9 because there was a prostitution raid....” The hotel’s webmaster replied  
10 saying they appreciated the review and observations.<sup>68</sup>

11 • In September 2013 regarding the Ramada by Wyndham in Yonkers, New  
12 York, a reviewer complained, “[a]ll night...drugs and prostitution  
13 business is going on there with the knowledge of the staff and  
managers....”<sup>69</sup>

14 • In February 2014 regarding the Ramada by Wyndham in East Orange,  
15 New Jersey, a concerned citizen reported, “[t]here is also a revolving door  
of prostitution going on at the Ramada Inn” in East Orange, New Jersey  
16 on a message board.<sup>70</sup>

17 • A March 2014 review of a Ramada Inn in Reno, Nevada states “As I  
18 entered the hotel I immediately noticed the type of clients they have. I  
seriously think is like a pimp/prostitute warehouse.”<sup>71</sup>

19  
20 • An April 2014 of a Ramada in Alpharetta, GA states “The manager  
21 checked me in and on my way to the suit, two ladies drunk, smoking at  
the elevator, went into room and room was smelling old, a/c was not  
22 working effectively, no proper lighting in the room, after a while I went

23 <sup>66</sup> [https://www.tripadvisor.co.nz/ShowUserReviews-g41045-d93846-r154472777-Ramada\\_by\\_Wyndham\\_Baltimore\\_West-Catonsville\\_Maryland.html](https://www.tripadvisor.co.nz/ShowUserReviews-g41045-d93846-r154472777-Ramada_by_Wyndham_Baltimore_West-Catonsville_Maryland.html)

24 <sup>67</sup> [https://www.tripadvisor.com/Hotel\\_Review-g39214-d92797-Reviews-Ramada\\_by\\_Wyndham-Bowling\\_Green\\_Kentucky.html](https://www.tripadvisor.com/Hotel_Review-g39214-d92797-Reviews-Ramada_by_Wyndham-Bowling_Green_Kentucky.html)

25 <sup>68</sup> [https://www.tripadvisor.com/ShowUserReviews-g46742-d98115-r174159963-The\\_Ramada\\_Atlantic\\_City\\_West-Pleasantville\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46742-d98115-r174159963-The_Ramada_Atlantic_City_West-Pleasantville_New_Jersey.html)

26 <sup>69</sup> [https://www.tripadvisor.com/ShowUserReviews-g48922-d93875-r175810200-Ramada\\_by\\_Wyndham\\_Yonkers-Yonkers\\_New\\_York.html](https://www.tripadvisor.com/ShowUserReviews-g48922-d93875-r175810200-Ramada_by_Wyndham_Yonkers-Yonkers_New_York.html)

27 <sup>70</sup> <https://seeclckfix.com/issues/928962-dangerous-elevator-ramada-inn>

28 <sup>71</sup> <https://www.yelp.com/biz/ramada-by-wyndham-reno-hotel-and-casino-reno>

1 to sleep and some one came knocking on the door at abt 2 AM in the night,  
2 I was scared and looked through eye piece from the door, a man  
3 (supposedly a pimp) and a girl were just knocking all the doors to ask if  
4 anyone wants to have sex with that lady, I then called the desk and no one  
5 bothered to answer my cal.....waited, calmly went back to bed! later, that  
6 morning, complained about the incident and the desk manager doesnt  
7 respond properly, poor communication....I wont recommend this to any  
8 one!!!”<sup>72</sup>

9 • In May 2014 regarding the Ramada by Wyndham Baltimore West, in  
10 Baltimore, Maryland a reviewer reported, “[a] big complaint was what  
11 appeared to be a prostitute going in and out of the room next to ours every  
12 45 minutes or so and having relatively loud sex all night.”<sup>73</sup>

13 • In November 2014 regarding the Ramada by Wyndham Waukegan/Great  
14 Lakes in Waukegan, Illinois, a reviewer noted, “I encountered the back  
15 door propped open on several occasions and different men pulling up in  
16 numerous vehicles, staying for a half hour or less each time. I called the  
17 front desk and reported this and was told the one man security would  
18 handle it. He didn't. Condoning prostitution is grounds for business license  
19 revocation or suspension.” Regarding prostitution, the Manager replied,  
20 “We never condone any illegal activities, have overnight security to assure  
21 the peace of all our guests, and cooperate fully with local law enforcement  
22 immediately should we encounter any illegal activities.”<sup>74</sup>

23 • A June 2015 review of a Ramada Inn in Manchester, Tennessee states  
24 “The place looked pretty bad but when I went to the door of my room, I  
25 realized that there were pimps and their 'ladies' hanging out around the  
26 doorways. I went into my room and eventually pulled the bed cover back  
27 and got a big surprise. There was blood all over the sheets! Someone had  
28 bled on the bed and then pulled the sheet back over itâ€¦probably very  
soon before I checked into this hotel. When I complained to the front desk  
clerk about it, she affected not to know what was going on and complained  
about my attitude. She didn't like it that I was mad about hookers bleeding  
all over the bed I was supposed to sleep in. She said she had no idea that

<sup>72</sup> [https://www.tripadvisor.com/Hotel\\_Review-g35235-d123989-Reviews-Ramada\\_by\\_Wyndham\\_Alpharetta-Roswell\\_Georgia.html](https://www.tripadvisor.com/Hotel_Review-g35235-d123989-Reviews-Ramada_by_Wyndham_Alpharetta-Roswell_Georgia.html)

<sup>73</sup> [https://www.tripadvisor.co.nz/Hotel\\_Review-g41045-d93846-Reviews-Ramada\\_by\\_Wyndham\\_Baltimore\\_West-Catonsville\\_Maryland.html](https://www.tripadvisor.co.nz/Hotel_Review-g41045-d93846-Reviews-Ramada_by_Wyndham_Baltimore_West-Catonsville_Maryland.html)

<sup>74</sup> [https://www.tripadvisor.com/ShowUserReviews-g36854-d90331-r239174515-Ramada\\_by\\_Wyndham\\_Waukegan\\_Great\\_Lakes-Waukegan\\_Lake\\_County\\_Illinois.html](https://www.tripadvisor.com/ShowUserReviews-g36854-d90331-r239174515-Ramada_by_Wyndham_Waukegan_Great_Lakes-Waukegan_Lake_County_Illinois.html)

1 this was going on, that she was just the clerk wink, wink. Unless you are  
2 a customer for prostitutes, avoid this place like the plague.”<sup>75</sup>

3 • In a July 2015 review of a Ramada by Wyndham in East Orange, New  
4 Jersey, a reviewer wrote, “[o]n the way back to our room, my husband  
5 heard a prostitute making "deals" with her clients. The foot traffic is heavy  
6 within this hotel, and now it makes sense. If you're looking for a prostitute,  
7 then this is the place to be, but this is not a family friendly hotel.” The  
8 General Manager replied but did not address the concerns regarding  
9 prostitution.<sup>76</sup>

10 • In August 2015 regarding the Ramada by Wyndham Parsippany in  
11 Wyndham’s home town of Parsippany, New Jersey, a reviewer titled their  
12 review, “Do NOT Feel SAFE Here Anymore-- has Become a HOTSPOT  
13 for Prostitution!!-,” and wrote, “FIRST ALL DOORS Of the Hotel are  
14 "Open" to ANYONE walking from the Streets...Arriving back to my  
15 Room one evening at 1A, watching cars parking, then Various men  
16 Walking Right into the hotel. When I Went into End main door), I Was  
17 Absolutely Scared to Death Noticing a Man Crouched down Behind The  
18 STAIRS!!!! "Obviously Waiting His Turn" Hearing him Say "I am here".  
19 "I am Inside". The TRAFFIC Coming and Going Just that ONE NIGHT  
20 Was unbelievable. It Became OBVIOUS That PROSTITUTION Had  
21 Become Quite POPULAR At This Hotel, It Was like a "Rats Nest", Men  
22 Walking in all hours, Men sitting in their Cars ALL HOURS. It Was a  
23 Very Shameful, and Disturbing Sight. I Did Not Feel SAFE I Did Not Feel  
24 Respected by the Hotel, I Was Very Saddened to See What has happened  
25 to this place!!!! I Actually Sat in my Car one evening at 11:30PM, literally  
26 Saw 7 Vehicles pull into parking lot, they would park, Men walking  
27 straight into the HOTEL!!! I Sat for about 20 minutes was All, Seeing All  
28 the Weird Men Coming and Going It was A Very CREEPY experience, it  
was Very Disturbing to me. You Don't have to be a Genius to See what is  
going on There...It is Hard to Believe that The Hotel is Allowing this type  
of Illegal Activity, These prostitutes are "Running Their Business" Selfish  
behavior and Non-Caring. The Hotel is CREEPY Now, ALL WEIRD  
MEN Coming and Going...The Ramada REPUTATION has certainly  
Changed for the WORSE. The Prostitution at the Hotel is Bringing  
WEIRD, CREEPY, LOW-CLASS people, If I WANTED A HOTEL With

<sup>75</sup> [https://www.tripadvisor.com/Hotel\\_Review-g55181-d104564-Reviews-Quality\\_Inn-Manchester\\_Tennessee.html](https://www.tripadvisor.com/Hotel_Review-g55181-d104564-Reviews-Quality_Inn-Manchester_Tennessee.html)

<sup>76</sup> [https://www.tripadvisor.com/ShowUserReviews-g46403-d92370-r294451091-Ramada\\_by\\_Wyndham\\_East\\_Orange-East\\_Orange\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46403-d92370-r294451091-Ramada_by_Wyndham_East_Orange-East_Orange_New_Jersey.html)

1 prostitution, With NO LOCKS on the Doors, With NO SECURITY,  
2 Random Men Hiding under stairway, Walking Around inside All hours, I  
3 Could get That in Newark. This Whole Place Has Become  
4 SHAMEFUL...I Don't Recommend it for Anyone, Unless you are a  
"JOHN" Wanting a Good Time!!!!"<sup>77</sup>

5 • In September 2015 regarding the Ramada by Wyndham Parsippany in  
6 Wyndham’s home town of Parsippany, New Jersey, a reviewer titled their  
7 review, “ALL I SAW Was Hookers, (And to Make it More Interesting,  
8 TRANS-SEXUAL MEN Who WERE PROSTITUTES),” and wrote,  
9 “...the LOCKS ARE ALL BROKEN and ANYONE CAN JUST WALK  
10 INSIDE THE BUILDING, NO SECURITY, NO LOCKS ... I Think That  
11 75% of the people Were prostitutes, and Everyone that I Saw parking and  
going inside Were Not GUESTS at the hotel, I Find it very Hard to believe  
That there is NO MANAGEMENT Seeing this activity...DRUGS,  
Hookers, It was AWFUL!!!!!”<sup>78</sup>

12 • In November 2015 regarding the Ramada Hotel & Conference Center by  
13 Wyndham in Edgewood, Maryland a reviewer titled their review,  
14 “Hookers bad WiFi and smelly room.” The General Manager replied as  
15 to the other issues raised, but ignored the prostitution complaint.<sup>79</sup>

16 78. Defendants also knew sex trafficking was occurring at their Super8 hotels

17 for example:

18 • In 2010, a California man was arrested for trafficking a 16-year-old victim  
19 after being spotted by law enforcement with the minor at a Super 8 in  
20 California.<sup>80</sup>

21 • In November 2011, a man was sentenced for sex trafficking after he forced  
22 minor girls to engage in commercial sex for his financial benefit, including  
at a Super 8 Motel in Virginia.<sup>81</sup>

23 \_\_\_\_\_  
24 <sup>77</sup> [https://www.tripadvisor.com/ShowUserReviews-g46715-d98515-r302891589-Ramada\\_by\\_Wyndham\\_Parsippany-Parsippany\\_Morris\\_County\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46715-d98515-r302891589-Ramada_by_Wyndham_Parsippany-Parsippany_Morris_County_New_Jersey.html)

25 <sup>78</sup> [https://www.tripadvisor.com/ShowUserReviews-g46715-d98515-r313180289-Ramada\\_by\\_Wyndham\\_Parsippany-Parsippany\\_Morris\\_County\\_New\\_Jersey.html](https://www.tripadvisor.com/ShowUserReviews-g46715-d98515-r313180289-Ramada_by_Wyndham_Parsippany-Parsippany_Morris_County_New_Jersey.html)

26 <sup>79</sup> [https://www.tripadvisor.com/ShowUserReviews-g41125-d89414-r325336267-Ramada\\_Hotel\\_Conference\\_Center\\_by\\_Wyndham\\_Edgewood-Edgewood\\_Maryland.html](https://www.tripadvisor.com/ShowUserReviews-g41125-d89414-r325336267-Ramada_Hotel_Conference_Center_by_Wyndham_Edgewood-Edgewood_Maryland.html)

27 <sup>80</sup> <https://www.wired.com/2010/11/epps/>

28 <sup>81</sup> Gang member sentenced for sex trafficking in Prince William, News & Messenger (Manassas, Virginia) (November 4, 2011) <https://plus.lexis.com/api/permalink/562d85d9-e662-4e4f-8f7f-67b52fa537e8/?context=1530671>

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- In January 2011, a man was sentenced to life for child sex trafficking for requiring a minor to perform commercial sex services more than 50 times over a 14-day period at a Florida Super 8 Motel.<sup>82</sup>
- In June 2011, an MS-13 gang member was indicted for trafficking girls at a Super 8 Motel near Washington, D.C.<sup>83</sup>
- In 2012, four were indicted after forcing a 24-year-old woman to engage in commercial sex at Ohio hotels, including a Super 8.<sup>84</sup> In December 2012, a man was arrested for attempting to entice a 15-year-old girl to engage in prostitution at a Super 8 Motel in Oklahoma.<sup>85</sup>
- In April 2013, two were arrested for trafficking a juvenile girl at an Illinois Super 8.<sup>86</sup>
- In June 2013, a man was arrested on human trafficking charges after he forced a woman to engage in commercial sex at hotels, including a Louisiana Super 8 Motel.<sup>87</sup>
- A man was sentenced to 21 years in prison for sex trafficking his 16-year-old girlfriend starting in August 2013 at two hotels in Dallas, including a Super 8 Motel.<sup>88</sup>
- In 2013, a man was arrested at a Super 8 in Rhode Island and charged with trafficking a 17-year-old girl at the motel.<sup>89</sup>
- In September 2013, a Super 8 motel in Massachusetts was searched and a man was charged with sex trafficking of a 17-year-old developmentally disabled girl after staying with her at that hotel.<sup>90</sup>

<sup>82</sup> <https://www.fbi.gov/jacksonville/press-releases/2011/ja011011.htm>

<sup>83</sup> <https://www.thepublicdiscourse.com/2011/10/4034/>

<sup>84</sup> <https://www.10tv.com/article/news/crime/crime-tracker/four-indicted-first-human-trafficking-case-franklin-county/530-36f713e6-5488-4465-90c0-7eb99504a635>

<sup>85</sup> Man faces new sex-trafficking charges, Tulsa World (Oklahoma ) (March 9, 2013) <https://plus.lexis.com/api/permalink/a9062a1a-76b4-4811-89ab-5b0b3c877a88/?context=1530671>

<sup>86</sup> [https://www.channel3000.com/news/local-news/2-women-accused-of-human-trafficking-at-motel/article\\_98edf1d4-d231-5ea1-a6b9-e71c83f44750.html](https://www.channel3000.com/news/local-news/2-women-accused-of-human-trafficking-at-motel/article_98edf1d4-d231-5ea1-a6b9-e71c83f44750.html)

<sup>87</sup> <https://www.endslaverytn.org/news/tenn-man-booked-in-human-trafficking-newsarticle>

<sup>88</sup> <https://www.ice.gov/news/releases/dallas-gang-member-sentenced-21-years-federal-prison-child-sex-trafficking-conviction>

<sup>89</sup> <https://turnto10.com/archive/new-details-in-ardrey-sex-trafficing-investigation>

<sup>90</sup> <https://www.providencejournal.com/story/news/crime/2013/09/14/20130914-missouri-man-charged-with-sex-trafficking-in-mass-teens-disappearance-ece/35397014007/>

- In November 2013, two pled guilty to sex trafficking charges after forcing a child to engage in commercial sex at Super 8 Motel in Texas.<sup>91</sup>
- In June 2014, two were charged with trafficking a 13-year-old girl at a Minnesota Super 8.<sup>92</sup>

79. These articles are only representative examples. There are many similar articles about sex trafficking and other associated criminal activity at Wyndham branded hotels. Moreover, on information and belief, the Ramada Franchisors and Super8 Franchisors were aware of additional significant law enforcement activity related to trafficking at its hotels that was not reported in the media.

80. Upon information and belief, each of the Ramada Franchisors and Super8 Franchisors monitored criminal activity occurring at its branded hotels and were aware of activity indicating commercial sex trafficking or related crimes occurring at those branded hotels, including the specific property where C.M.S. was trafficked.

81. Reviews of Super 8 branded properties, which upon information and belief each of the Super8 Franchisors, monitored regularly, also show both the pervasiveness of sex trafficking at its branded properties and the Super8 Franchisors' knowledge of the same. For example:

- An August 2008 review of a Super 8 property in Arizona stated: "Woke in middle of night (2:30am) with loud party on 2nd floor with bodies slamming into walls, and looked out window to see hooker and pimp making deal with another man in pickup in the parking lot."<sup>93</sup>

<sup>91</sup> <https://www.chron.com/news/article/two-plead-guilty-to-child-sex-trafficking-5000132.php>

<sup>92</sup> <https://www.grandforksherald.com/newsmd/moorhead-police-charge-two-with-sex-trafficking-13-year-old>

<sup>93</sup> [https://www.tripadvisor.co/Hotel\\_Review-g60950-d74409-Reviews-Super\\_8\\_by\\_Wyndham\\_Tucson\\_Downtown\\_Convention\\_Center-Tucson\\_Arizona.html](https://www.tripadvisor.co/Hotel_Review-g60950-d74409-Reviews-Super_8_by_Wyndham_Tucson_Downtown_Convention_Center-Tucson_Arizona.html)

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- A January 2010 review of a Super 8 property in Escondido, California stated: “This is a hooker hangout, doors slamming at 3:00 AM, You will hear pimps on their cellphones outside in the middle of the night. Ladies arriving at 4:00 AM, Management MUST be aware this is going on and condone this. I expected John Walsh to show up with a film crew.”<sup>94</sup>
- A February 2010 review of a Super 8 property in Los Angeles, California stated: “This place lacks security and there were drug dealers trying to push their products inside of the hotel. This place is Scary. The neighborhood was frightening and there were also prostitutes and homeless/addicts all over the place and renting rooms in the hotel. The desk guy looked at my friends attire (faux fur coat) and assumed he was a pimp and that we were prostitutes and seemed surprised that we had made reservations for more than one night. He kept giving us this strange smile... icky. This place left me with a bad feeling. If you want to stay here to save a few bucks my advice is to utilize the buddy system whenever you leave your room to visit the vending machines... after checking in for the night that is probably the only thing you will feel even moderately safe doing. eek. I can deal with scary hotels but this place is a disaster waiting to happen.”<sup>95</sup>
- A June 2010 review of a Super 8 property in Virginia stated: “The location is in a very unsafe place. There were junkies and prostitutes using the premises of the hotel.”<sup>96</sup>
- A July 2010 review of a Super 8 property in Texas stated: “After a night out parking lot full had to park under drive thur in front of hotel no other space. Number One reason to not stay here HOOKERS!!! walking the parking lot, walking the sidewalks and feeder road roads in front of Motel. All hours of the day.”<sup>97</sup>
- An October 2011 review of a Super 8 property in Tennessee stated: “Don't stay here unless you want drugs or a prostitute....or both. There were drunks running up the halls all night and the maid offered to have sex with

<sup>94</sup> [https://www.tripadvisor.com/Hotel\\_Review-g32358-d235407-i132418454-Super\\_8\\_Escondido-Escondido\\_California.html](https://www.tripadvisor.com/Hotel_Review-g32358-d235407-i132418454-Super_8_Escondido-Escondido_California.html)

<sup>95</sup> [https://www.tripadvisor.com/Hotel\\_Review-g32655-d235134-Reviews-Super\\_8\\_by\\_Wyndham\\_Hollywood\\_La\\_Area-Los\\_Angeles\\_California.html](https://www.tripadvisor.com/Hotel_Review-g32655-d235134-Reviews-Super_8_by_Wyndham_Hollywood_La_Area-Los_Angeles_California.html)

<sup>96</sup> <https://www.expedia.com/Norfolk-Hotels-Super-8-By-Wyndham-NorfolkChesapeake-Bay.h7202.Hotel-Reviews>

<sup>97</sup> [https://www.tripadvisor.com/Hotel\\_Review-g30196-d109015-Reviews-Super\\_8\\_by\\_Wyndham\\_Austin\\_North\\_University\\_Area-Austin\\_Texas.html](https://www.tripadvisor.com/Hotel_Review-g30196-d109015-Reviews-Super_8_by_Wyndham_Austin_North_University_Area-Austin_Texas.html)

1 my husband for money. When he refused, she then offered to sell him  
2 pills.”<sup>98</sup>

3 • A February 2012 review of a Super 8 property in Florida stated: “This  
4 hotel should not even be listed as a choice to stay in. Upon check, 3 rooms  
5 from me was a sexual battery crime scene. Prostitutes and drug deals were  
6 going on all over the property. The room was filthy, smelled horrible and  
7 I wouldn't even touch the bed! This hotel is a LIVE IN hotel for  
8 Prostitutes, drug dealers and gangs!!!! DO NOT STAY HERE!!”<sup>99</sup>

9 • An April 2012 review of a Super 8 property in Virginia stated: “Just  
10 beware, there are "escorts" who are constantly on the lookout for fresh  
11 meet. A pimp will knock on your door asking to use your cell to call his  
12 girlfriend. From then on, she will do the work.”<sup>100</sup>

13 • An April 2012 review of a Super 8 property in Texas stated: “We have  
14 stayed in hotels all over the world and I have never had as terrible and  
15 frightening an experience as I had at this hotel. The place was crawling  
16 with prostitutes and seedy looking guys looking for prostitutes. We tried  
17 to stay here anyway, but the night manager started threatening us! In the  
18 end we had to call the police in order to safely leave. The police were very  
19 sympathetic, and apparently they have frequent problems with this hotel.  
20 Stay Away.”<sup>101</sup>

21 • An October 2012 review of a Super 8 property in Florida stated: “the last  
22 time i stayed at this super 8, a hooker approached me in the parking lot  
23 and i informed you . this time there was a drug dealer in the next door  
24 room, cars coming and going all day & night a car would pull up and one  
25 person goes inside and 5 minutes later comes out. when i was checking  
26 out i told the desk clerk and the girl in the office says oh i know who that  
27 is. well if you knew about why was he still there. i will never stay there  
28 again, and i'm a loyal super 8 customer.”<sup>102</sup>

<sup>98</sup> [https://www.tripadvisor.com/Hotel\\_Review-g55138-d97967-Reviews-or165-Super\\_8\\_by\\_Wyndham\\_Knoxville\\_Downtown\\_Area-Knoxville\\_Tennessee.html](https://www.tripadvisor.com/Hotel_Review-g55138-d97967-Reviews-or165-Super_8_by_Wyndham_Knoxville_Downtown_Area-Knoxville_Tennessee.html)

<sup>99</sup> [https://www.tripadvisor.com/Hotel\\_Review-g34378-d113362-Reviews-Super\\_8\\_by\\_Wyndham\\_Lantana\\_West\\_Palm\\_Beach-Lantana\\_Florida.html](https://www.tripadvisor.com/Hotel_Review-g34378-d113362-Reviews-Super_8_by_Wyndham_Lantana_West_Palm_Beach-Lantana_Florida.html)

<sup>100</sup> <https://www.expedia.com/Manassas-Hotels-Super-8-By-Wyndham-Manassas.h12141.Hotel-Reviews>

<sup>101</sup> [https://www.tripadvisor.ca/Hotel\\_Review-g56003-d240483-Reviews-Super\\_8\\_by\\_Wyndham\\_Houston\\_Brookhollow\\_NW-Houston\\_Texas.html](https://www.tripadvisor.ca/Hotel_Review-g56003-d240483-Reviews-Super_8_by_Wyndham_Houston_Brookhollow_NW-Houston_Texas.html)

<sup>102</sup> [https://www.tripadvisor.com/Hotel\\_Review-g34378-d113362-Reviews-Super\\_8\\_by\\_Wyndham\\_Lantana\\_West\\_Palm\\_Beach-Lantana\\_Florida.html](https://www.tripadvisor.com/Hotel_Review-g34378-d113362-Reviews-Super_8_by_Wyndham_Lantana_West_Palm_Beach-Lantana_Florida.html)

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- A March 2013 review of a Super 8 property in Louisiana stated: “There was a PROSTITUTE running her business from a room, with her pimp standing outside. She propositioned a co-worker as he was going to his room. Then in the middle of the night she and her clients were fighting very loudly over money and services issued!”<sup>103</sup>
- A March 2013 review of a Super 8 property in Ohio stated: “I’ve been solicited for drugs and by prostitutes here on several occasions. I told the hotel staff about it and they seem to turn a blind eye to the problem because these people are also buying rooms.”<sup>104</sup>
- A February 2013 review of a Super 8 property in Minnesota stated: “This hotel was disgusting. Homeless man passed out in lobby, possible prostitute hanging out in hallway with pimp, cigarette smell, ridiculous noise level throughout night, etc. Dirty shoes in microwave, empty beer cans in fridge. I cannot express enough how terrible this place really is.”<sup>105</sup>
- An April 2013 review of a Super 8 property in Georgia stated: “The hotel was filled with prostitutes and drug dealers and I was put in the back with my children which gave me no type of security. Super 8 needs to remove their name from this building.”<sup>106</sup>
- A July 2013 review of a Super 8 property in California stated: “Our first night we were greeted by undercover police busting the prostitutes using the spare rooms to turn tricks. Maids make extra income unlocking vacant rooms. I would not recommend this place for children.Or anyone for that fact.”<sup>107</sup>
- An August 2013 review of a Super 8 property in Ohio stated: “This hotel gives the Super 8 chain a bad reputation. The local restaurant management told us not to answer door due to prostitution issues.”<sup>108</sup>

<sup>103</sup> [https://www.tripadvisor.ca/Hotel\\_Review-g40314-d120851-Reviews-FairBridge\\_Inn\\_Express\\_Metairie-Metairie\\_Louisiana.html](https://www.tripadvisor.ca/Hotel_Review-g40314-d120851-Reviews-FairBridge_Inn_Express_Metairie-Metairie_Louisiana.html)

<sup>104</sup> [https://www.tripadvisor.com/Hotel\\_Review-g50891-d226034-Reviews-Quality\\_Inn\\_Columbus\\_East-Reynoldsburg\\_Ohio.html](https://www.tripadvisor.com/Hotel_Review-g50891-d226034-Reviews-Quality_Inn_Columbus_East-Reynoldsburg_Ohio.html)

<sup>105</sup> [https://www.tripadvisor.com/Hotel\\_Review-g43493-d247863-Reviews-Super\\_8\\_by\\_Wyndham\\_St\\_Cloud-Saint\\_Cloud\\_Minnesota.html](https://www.tripadvisor.com/Hotel_Review-g43493-d247863-Reviews-Super_8_by_Wyndham_St_Cloud-Saint_Cloud_Minnesota.html)

<sup>106</sup> [https://www.tripadvisor.com/Hotel\\_Review-g34856-d217054-Reviews-Super\\_8\\_by\\_Wyndham\\_Atlanta\\_Hartsfield\\_Jackson\\_Airport-College\\_Park\\_Georgia.html](https://www.tripadvisor.com/Hotel_Review-g34856-d217054-Reviews-Super_8_by_Wyndham_Atlanta_Hartsfield_Jackson_Airport-College_Park_Georgia.html)

<sup>107</sup> [https://www.tripadvisor.com/Hotel\\_Review-g32655-d252254-Reviews-or50-Super\\_8\\_by\\_Wyndham\\_Canoga\\_Park-Los\\_Angeles\\_California.html](https://www.tripadvisor.com/Hotel_Review-g32655-d252254-Reviews-or50-Super_8_by_Wyndham_Canoga_Park-Los_Angeles_California.html)

<sup>108</sup> [https://www.tripadvisor.com/Hotel\\_Review-g50891-d226034-Reviews-Quality\\_Inn\\_Columbus\\_East-Reynoldsburg\\_Ohio.html](https://www.tripadvisor.com/Hotel_Review-g50891-d226034-Reviews-Quality_Inn_Columbus_East-Reynoldsburg_Ohio.html)

1 • An October 2013 review of a Super 8 property in Virginia stated: “We  
2 ended up wedging a pole in the door for safety reasons. After dark the  
3 place turned into, I do NOT exaggerate, a open hoer house. At lease 4  
4 pimps were doing business with a dozen or so girls there. If not for the  
5 safety reasons it was a life experience seeing that side of society. We were  
6 surprised at a chain like Super 8 condoning this activity. . . . The big thing  
7 was the blatant open prostitution that was condoned by your chain was  
8 despicable. The car music blaring and loud laughing and yelling was just  
9 like out of a rap video. Shame on you Super 8 for condoning this kind of  
10 activity just to fill a room.”<sup>109</sup>

82. These reviews are examples. There are many similar online reviews for  
9 Super 8 branded hotels, and, on information and belief, there are additional similar  
10 reviews and other customer complaints from before 2013 that are not currently  
11 available on the internet but which the Super8 Franchisors know about.  
12

83. Upon information and belief, news stories and reviews establish that, at  
13 the time C.M.S. was trafficked at the Brooklyn Center Super 8, the Super8 Franchisors  
14 knew at a minimum:  
15

- 16 a. The use of its branded properties for sex trafficking was not limited to  
17 one location or geographic region but was a widespread problem;
- 18 b. Commercial sex work occurring at its branded properties involved  
19 trafficking and compelled prostitution;
- 20 c. Their franchisees and hotel staff were not taking reasonable steps to  
21 deter, detect, and disrupt known or probable sex trafficking occurring  
22 at its hotel properties;
- 23 d. Their efforts, if any, to stop facilitating sex trafficking in Wyndham  
24 branded properties were not effective; and  
25

26 <sup>109</sup> [https://www.tripadvisor.com/Hotel\\_Review-g58026-d110776-Reviews-or10-  
27 Super\\_8\\_by\\_Wyndham\\_Norfolk\\_Chapeake\\_Bay-Norfolk\\_Virginia.html](https://www.tripadvisor.com/Hotel_Review-g58026-d110776-Reviews-or10-Super_8_by_Wyndham_Norfolk_Chapeake_Bay-Norfolk_Virginia.html)

1 e. They were, by their acts and omissions, facilitating sex trafficking at  
2 Wyndham branded properties by providing venues where that  
3 trafficking was occurring widely and without sufficient detection or  
4 deterrence.

5 84. Despite the continually mounting evidence that sex trafficking at Ramada  
6 Super8 Franchisors properties was ongoing and growing, the Super8 Franchisors did  
7 not change course. The Super8 Franchisors chose to continue earning revenue and  
8 profits from renting out space in their hotels as a venue for trafficking.

9 85. This sampling of news stories, reviews, and other public information  
10 establishes that, at the time Jane Doe (C.M.S.) was trafficked at the subject properties,  
11 the Ramada Franchisors and the Super8 Franchisors knew or should have known that:  
12

- 13 a. There was widespread and ongoing sex trafficking occurring at  
14 Wyndham branded properties, including without limitation Ramada  
15 Inn and Super8 properties.
- 16 b. Sex trafficking was a brand-wide problem for Wyndham originating  
17 from management level decisions at their corporate offices in  
18 Parsippany, NJ.
- 19 c. Ramada Franchisees and Super8 Franchisees and hotel staff were not  
20 taking reasonable steps to identify and respond to known or probable  
21 sex trafficking occurring at their hotel properties and were facilitating  
22 sex trafficking at the branded hotel properties.
- 23 d. The efforts of the Ramada Franchisors and Super8 Franchisors, if any,  
24 to stop facilitating sex trafficking in their branded properties were not  
25 effective.
- 26 e. Ramada Franchisors and Super8 Franchisors and their franchisees  
27 were earning revenue by providing venues where widespread and  
28 ongoing sex trafficking was occurring.

1 86. Despite the mounting evidence that sex trafficking at their properties was  
2 ongoing and growing, Ramada Franchisors and Super8 Franchisors continued to earn  
3 revenue by continuing conduct that they knew or should have known facilitated sex  
4 trafficking.

6 **b. Ramada Franchisors and Super8 Franchisors had actual and**  
7 **constructive knowledge of widespread and ongoing sex trafficking at the subject**  
8 **hotels.**

9 87. Ramada Franchisors and Super8 Franchisors were specifically aware that  
10 sex trafficking was widespread and ongoing at the subject hotels.

12 88. Internet reviews for the subject hotels and other Wyndham branded hotels  
13 which upon information and belief the Ramada Franchisors and Super8 Franchisors  
14 managed and monitored, show the pervasiveness of sex trafficking before and well  
15 after Jane Doe (C.M.S.) was trafficked. For example:

- 17 • January 2008 Tripadvisor review of a Wyndham branded hotel states  
18 "...So, needless to say we had a very long night with the chair propped  
19 against the door, and a constant reminder to not touch "anything" because  
20 of how old and dirty everything was. It became very obvious that this hotel  
21 was nothing more than a meeting place for an after dark drug exchange ,  
22 or a quick fix for a hooker and her John. I have since contacted hotels.com  
23 and they have stated that we will be receiving a \$50.00 voucher for our  
24 inconvenience. The only thing left to do now is warn the rest of you so  
25 that you will not have to experience the same."<sup>110</sup>
- 26 • October 2008 review of another Wyndham brand hotel states "...Woke  
27 in middle of night (2:30am) with loud party on 2nd floor with bodies  
28 slamming into walls, and looked out window to see hooker and pimp

<sup>110</sup> [https://www.tripadvisor.ca/Hotel\\_Review-g60950-d75696-Reviews-Days\\_Inn\\_Suites\\_by\\_Wyndham\\_Tucson\\_AZ-Tucson\\_Arizona.html](https://www.tripadvisor.ca/Hotel_Review-g60950-d75696-Reviews-Days_Inn_Suites_by_Wyndham_Tucson_AZ-Tucson_Arizona.html)

1 making deal with another man in pickup in the parking lot. Worst motel  
2 we've ever stayed in. Should be investigated by AZ health inspectors, and  
3 removed from AAA and Trip Advisor list, except to warn travellers  
away.”<sup>111</sup>

- 4 • November 2013 Tripadvisor review of a Ramada states “This was  
5 absolutely the worst night of sleep I have ever had. It was a terrible  
6 experience and I will not return. Also beware of the surrounding  
7 neighborhoods. I thought I had experienced some scary ares, but this area  
is actually dangerous.”<sup>112</sup>

8 89. Traffickers, including Jane Doe (C.M.S.)’s traffickers, repeatedly chose  
9 to use the subject hotels for their sex trafficking activity. As such, Defendants also  
10 knew or should have known about the pervasive sex trafficking at the hotels based on  
11 obvious indicators of this activity.  
12

13 90. Upon information and belief and based on hotel reviews and records of  
14 law-enforcement calls, there were multiple trafficking victims exploited at the subject  
15 hotels prior to Jane Doe (C.M.S.)’s trafficking who exhibited “red flags” of trafficking  
16 that were observed by hotel staff and management, including paying with cash or  
17 prepaid cards, having high volumes of men who were not registered guests in and out  
18 of their room at unusual times, arriving with few possessions for extended stays, and  
19 other signs consistent with the “red flags” of trafficking identified above. Trafficking  
20 has a significant effect on its victims, and, upon information and belief, there were  
21 obvious “red flags” of trafficking apparent from the appearance, demeanor, and  
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26 <sup>111</sup> [https://www.tripadvisor.co/Hotel\\_Review-g60950-d74409-Reviews-Super\\_8\\_by\\_Wyndham\\_Tucson\\_Downtown\\_Convention\\_Center-Tucson\\_Arizona.html](https://www.tripadvisor.co/Hotel_Review-g60950-d74409-Reviews-Super_8_by_Wyndham_Tucson_Downtown_Convention_Center-Tucson_Arizona.html)

27 <sup>112</sup> [https://www.tripadvisor.com/Hotel\\_Review-g60950-d74505-Reviews-Days\\_Inn\\_by\\_Wyndham\\_Tucson\\_City\\_Center-Tucson\\_Arizona.html#REVIEWS](https://www.tripadvisor.com/Hotel_Review-g60950-d74505-Reviews-Days_Inn_by_Wyndham_Tucson_City_Center-Tucson_Arizona.html#REVIEWS)

1 restricted movements of these victims, as well as the nature of these victims’  
2 interactions with their traffickers and others, all of which provided notice that these  
3 victims were being subject to violence, coercion, control, and exploitation.  
4

5 91. All knowledge from the staff at the hotels is imputed to Ramada  
6 Franchisors and Super8 Franchisors. Ramada Franchisors and Super8 Franchisors  
7 knew about this widespread and ongoing trafficking at the hotels, including the  
8 trafficking of Jane Doe (C.M.S.), through the direct observations of hotel staff,  
9 including management-level staff.  
10

11 92. Upon information and belief, Ramada Franchisors and Super8 Franchisors  
12 knew or should have known about widespread and ongoing trafficking activity at the  
13 hotel property because of non-public information available because Ramada  
14 Franchisors and Super8 Franchisors:  
15

- 16 a. conducted regular inspections of the hotel property;
- 17 b. employed “field agents” to work with hotels on trafficking issues;
- 18 c. publicly represented that it monitored and audited hotels to determine  
19 the status of anti-trafficking efforts;
- 20 d. required franchisee and hotel staff to report suspected trafficking  
21 activity to Franchisor;
- 22 e. was involved in day-to-day consulting on operational issues at hotel;
- 23 f. had access to surveillance systems;
- 24 g. collected and monitored data that showed patterns consistent with  
25 trafficking;
- 26 h. participated in internal investigations;
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- 28

1 i. solicited and received customer feedback and complaints;<sup>113</sup>

2 93. Upon information and belief, under the Ramada Franchisors and Super8  
3 Franchisors’ protocols, which on their face required hotel staff and management to  
4 report suspected criminal activity to the Ramada Franchisors and Super8 Franchisors,  
5 hotel staff and management were required to report numerous instances of suspected  
6 sex trafficking to the Ramada Franchisors and Super8 Franchisors prior to Jane Doe  
7 (C.M.S.)’s trafficking based on the numerous “red flags” exhibited by the victims who  
8 were exploited at the subject Ramada Inn and Super8 properties.  
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11 94. Upon information and belief, Ramada Franchisors and Super8 Franchisors  
12 adopted a protocol that, on its face, required hotel staff and franchisees to report  
13 suspected criminal activity, including suspected prostitution and sex trafficking, to  
14 Ramada Franchisors and Super8 Franchisors. Based on the existence of this protocol  
15 and the widespread and obvious trafficking at the subject properties, there were  
16 multiple instances of suspected sex trafficking that were or should have been reported  
17 to Ramada Franchisors and Super8 Franchisors.  
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21 95. Based on their knowledge of the problem of sex trafficking in the hotel  
22 industry, at Wyndham-branded hotels, and at the subject hotels, Ramada Franchisors  
23 and Super8 Franchisors and the Franchisee Defendants each had a duty to exercise  
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25 \_\_\_\_\_  
26 <sup>113</sup> <https://journalism.berkeley.edu/projects/should-hotel-chains-be-held-liable-for-human-trafficking/> (“In every case,  
27 Wyndham received the guest complaint, monitored the response, and tried to placate disgruntled guests with Wyndham  
28 Rewards hotel points.”)

1 reasonable prudence to detect ongoing sex trafficking at the subject hotels and to make  
2 a reasonable investigation in response to signs of potential sex trafficking. If Ramada  
3 Franchisors and Super8 Franchisors and the Ramada Franchisees and Super8  
4 Franchisees had used reasonable prudence, they would have been aware of the  
5 widespread and ongoing trafficking at the subject hotels and that they were benefiting  
6 from such trafficking.  
7  
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9 96. Ramada Franchisors and Super8 Franchisors and the Ramada Franchisees  
10 and Super8 Franchisees had constructive knowledge of the widespread and ongoing  
11 trafficking at the properties because this trafficking resulted from their failure to  
12 exercise ordinary care operating the hotel.  
13

14 **c. Defendants knew Jane Doe (C.M.S.) was being trafficked at the**  
15 **subject Ramada Inn and Super8 properties because of the apparent and obvious**  
16 **“red flags” of sex trafficking.**

17 97. During the period that Jane Doe (C.M.S.) was trafficked at the Ramada  
18 Inn and Super8 properties, there were obvious signs that her traffickers were engaged  
19 in sex trafficking:  
20

- 21 a. Jane Doe (C.M.S.) would sometimes book the room herself. The hotel  
22 staff observed her and saw that she was emotional, nervous, and scared.
- 23 b. The hotel rooms in which she was trafficked were frequently paid for  
24 with cash, Green Dot, or Netspend.
- 25 c. Other girls were being trafficked at the same hotel at the same time as  
26 C.M.S. by her trafficker.
- 27 d. Hotel staff saw Jane Doe (C.M.S.) arrive and leave with her traffickers  
28 and saw her traffickers often leave without her.

- e. Immediately after she saw a john, the traffickers would often go up to her room to collect the money. The hotel staff saw him go up and down multiple times a day without C.M.S.
- f. The “Do Not Disturb” door hanger was used very frequently.
- g. Her traffickers often asked for a room far away from the hotel office.
- h. Housekeeping staff was often prevented from entering the room for regular cleaning, towel exchange and other standard room services.
- i. Jane Doe (C.M.S.) had many johns every day. These individuals entered and left at unusual hours and were present at the hotel for brief periods of time.
- j. There was heavy foot traffic in and out of Jane Doe (C.M.S.)’s room involving men who were not hotel guests. This traffic was visible to hotel staff.
- k. Depending upon how things were going, Jane Doe (C.M.S.) was trafficked for multiple days or weeks at a time at a single location.
- l. Other obvious signs of trafficking consistent with the modus operandi of her trafficker and which included well known “red flags” for trafficking in a hotel.

98. Based upon information and belief, multiple employees at the Ramda Inn and Super8 properties, including management-level employees, observed or were made aware of these obvious signs of trafficking while acting within the scope and course of their employment.

99. As such, Defendants knew or were willfully blind to the fact that Jane Doe (C.M.S.) was being trafficked at the subject Ramada Inn and Super8 properties.

100. Given these obvious signs, Ramada Franchisors and Super8 Franchisors knew or should have known about the trafficking of Jane Doe (C.M.S.) based on its

1 policy or protocol that required hotel staff to report suspected criminal activity  
2 including sex trafficking.

3  
4 101. Ramada Franchisors and Super8 Franchisors also knew or should have  
5 known about Jane Doe (C.M.S.)’s trafficking based on the other methods, listed above,  
6 that they used to monitor and supervise the subject properties.

7  
8 102. Based on their knowledge of the problem of sex trafficking in the hotel  
9 industry, at Wyndham-branded hotels, and at the subject hotels, Ramada Franchisors  
10 and Super8 Franchisors and the Ramada Franchisees and Super8 Franchisees each had  
11 a duty to exercise reasonable prudence to detect ongoing sex trafficking at the subject  
12 hotels and to make a reasonable investigation in response to signs of potential sex  
13 trafficking. If Ramada Franchisors and Super8 Franchisors and the Ramada  
14 Franchisees and Super8 Franchisees had used reasonable prudence, they would have  
15 been aware of Jane Doe (C.M.S.)’s trafficking at the subject hotels and that they were  
16 benefiting from such trafficking.

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20 **IV. Defendants actively facilitated sex trafficking at the subject Ramada**  
21 **Inn and Super8 properties, including the trafficking of Jane Doe (C.M.S.)**

22 103. Ramada Franchisors and Super8 Franchisors had both actual and  
23 constructive knowledge of the trafficking of Jane Doe (C.M.S.) at the subject Ramada  
24 Inn and Super8 properties because the trafficking was the direct result of Ramada  
25 Franchisors and Super8 Franchisors facilitating her trafficking at the properties.  
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1           **a. Ramada Franchisees and Super8 Franchisees facilitated the**  
2 **trafficking of Jane Doe (C.M.S.) at the Ramada Inn and Super8 properties.**

3           104. Ramada Franchisees and Super8 Franchisees are responsible for the acts,  
4 omissions, and knowledge of all employees of the Ramada Inn and Super8 properties  
5 when operating the hotel because these acts and omissions were committed in the scope  
6 and course of employment, because Ramada Franchisees and Super8 Franchisees  
7 ratified these acts and omissions, and because Ramada Franchisees and Super8  
8 Franchisees failed to exercise reasonable care with regard to the hiring, training, and  
9 supervision of these employees given the specific risks, known to Ramada Franchisees  
10 and Super8 Franchisees, of sex trafficking occurring at Ramada Inn and Super8  
11 properties including the subject locations.

12           105. Despite having actual or constructive knowledge of widespread and  
13 ongoing sex trafficking at the subject Ramada Inn and Super8 properties, Ramada  
14 Franchisees and Super8 Franchisees continued renting rooms to these traffickers,  
15 including the rooms used to sexually exploit victims, including Jane Doe (C.M.S.).

16           106. Ramada Franchisees and Super8 Franchisees knew or were willfully blind  
17 to the fact that Jane Doe (C.M.S.) was being trafficked and, despite this, benefited from  
18 continued association with her traffickers by providing them a venue in the form of  
19 hotel rooms and related services, to facilitate Jane Doe (C.M.S.)’s sexual exploitation.  
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1           107. Ramada Franchisees and Super8 Franchisees also facilitated widespread  
2 trafficking at the Ramada Inn and Super8 properties, including the trafficking of Jane  
3 Doe (C.M.S.), in ways including:  
4

- 5           a. allowing inappropriate and inadequate practices for hiring, training,  
6 supervising, managing, and disciplining front-line staff regarding  
7 issues related to human trafficking;
- 8           b. inadequate and inadequately enforced sex trafficking notice and  
9 training for hotel staff;
- 10           c. choosing not to report known or suspected criminal activity including  
11 sex trafficking to the appropriate law enforcement agencies according  
12 to reasonable practices, industry standards, and/or applicable  
13 franchisor policies and procedures;
- 14           d. implicitly encouraging the activities of traffickers by creating an  
15 environment where they did not need to incur the burden of taking  
16 significant steps to conceal their activities but, instead, could operate  
17 without concern for detection or interference by the hotel staff.

18           **b. Ramada Franchisors and Super8 Franchisors facilitated the**  
19 **trafficking of Jane Doe (C.M.S.) at Ramada Inn and Super8 properties.**

20           108. Upon information and belief, the Ramada Franchisors and Super8  
21 Franchisors participated directly in aspects of the operation of the subject Ramada Inn  
22 and Super8 properties that influenced whether and to what extent trafficking occurred  
23 at the hotel, including but not limited to the trafficking of Jane Doe (C.M.S.), as  
24 follows:

- 25           a. assuming joint responsibility with the franchisee for detecting and  
26 preventing human trafficking at the hotel property;
- 27
- 28

- 1 b. assuming or retaining control over and responsibility for adopting,  
2 monitoring, and enforcing policies and protocols requiring hotel staff  
3 to report suspected criminal or trafficking activity to the franchisor;
- 4 c. assuming or retaining control over and responsibility for training hotel  
5 staff on detecting and responding to human trafficking;
- 6 d. assuming or retaining control over and responsibility for adopting,  
7 monitoring, and enforcing policies and protocols regarding detecting  
8 and responding to human trafficking;
- 9 e. employing field-based associates who work with hotels on trafficking  
10 issues;
- 11 f. assessing or auditing hotel properties, specifically, for the purpose of  
12 evaluating whether safety and security measures related to trafficking  
13 are in place;
- 14 g. establishing systems for guests to report security issues to franchisor;
- 15 h. requiring franchisees to provide Wi-Fi/internet access to guests;
- 16 i. mandating the specific tools and systems that franchisees must use to  
17 provide Wi-Fi/internet access to guests;
- 18 j. setting policies and protocols regarding guest use of Wi-Fi/internet,  
19 filtering and site-blocking mechanisms deployed, and  
20 monitoring/tracking of guest usage;
- 21 k. requiring franchisees to use a system to monitor and track  
22 housekeeping requests;
- 23 l. setting policies for when and how housekeeping services are provided;
- 24 m. collecting and monitoring data that shows patterns of use of  
25 housekeeping services;
- 26 n. setting policies for when and how hotel staff can accept tips.

25 109. Ramada Franchisors and Super8 Franchisors directly participated in and  
26 retained day-to-day control over renting rooms at the subject Wyndham branded  
27 properties by, among other things:  
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- a. controlling all details of the guest reservation, check-in, and payment processes through management and control over all systems used for those processes and adoption of detailed and specific policies governing the means and methods used for each of these processes;
- b. controlling and overseeing policies and procedures regarding check-in, payment, and identity verification procedures, including whether cash and prepaid cards could be used and who had to show identification.
- c. requiring the franchisee to use the franchisor’s centralized reservation system and preventing the franchisee from using any other system;
- d. reserving rooms and accept payments without requiring franchisee approval or involvement;
- e. controlling and restricting the ability of franchisee and staff to refuse or cancel a reservation.
- f. requiring the franchisee to use a software system operated and controlled by the franchisor for booking rooms and checking guests into rooms;
- g. requiring the franchisee to use a software system operated and controlled by the franchisor to process payments;
- h. requiring the franchisee to use a property-management system operated and controlled by the franchisor;
- i. requiring the franchisee to use a data-management system operated and controlled by the franchisor;
- j. ensuring that data related to each room reservation passes through systems owned, maintained, and managed by the franchisor;
- k. exercising control over the price of rooms;
- l. controlling all details of the customer loyalty program that the franchisee was required to implement;
- m. setting detailed policies for the check-in process, including requirements for identification and payment methods;

- n. collecting guest data, requiring franchisees to report guest data, and reviewing and analyzing guest data, including names, payment information, reservation history, internet browsing data, and other details associated with their stay;
- o. assuming sole ownership over all guest information;
- p. overseeing do not rent (DNR) lists for its branded properties.

110. Despite having actual or constructive knowledge of widespread and ongoing sex trafficking at the subject Ramada Inn and Super8 properties, Ramada Franchisors and Super8 Franchisors continued renting rooms to traffickers, including the rooms used to sexually exploit victims, including Jane Doe (C.M.S.).

111. Ramada Franchisors and Super8 Franchisors knew or should have known that Jane Doe (C.M.S.) was being trafficked and, despite this, benefited from continued association with her traffickers by providing them hotel rooms and related services to facilitate Jane Doe (C.M.S.)’s sexual exploitation.

112. Upon information and belief, despite having actual or constructive knowledge of the ongoing sex trafficking at the subject Ramada Inn and Super8 properties, the Ramada Franchisors and Super8 Franchisors continued participating in a venture at that hotel, with its franchisees and the hotel staff, in a way that it knew or should have known would lead to additional sex trafficking at the hotel, including but not limited to by the following:

- a. adopting, maintaining, and enforcing policies and practices regarding guest identification in a way that facilitated trafficking by allowing traffickers, including Jane Doe’s traffickers, to secure rooms without providing their own identifying information;

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- b. adopting, maintaining, and enforcing policies and practices regarding payment methods in a way that facilitated trafficking by allowing traffickers, including Jane Doe’s traffickers, to pay for rooms using non-traceable methods;
- c. adopting and enforcing training methods for the franchisee and hotel staff in a way that led to widespread and ongoing trafficking at the hotel property;
- d. adopting and enforcing policies and protocol regarding trafficking in a way that led to widespread and ongoing trafficking at the hotel property;
- e. providing traffickers continued access to Franchisor-maintained internet systems despite having active or constructive knowledge this access was being used for advertising services related to their trafficking activities;
- f. adopting inappropriate and inadequate practices for monitoring, supervising, and responding to issues regarding the conduct of Franchisee and hotel staff related to human trafficking at the subject Wyndham branded hotels;
- g. implicitly or explicitly encouraging franchisee to continue facilitating trafficking by continuing the same methods of operation at the hotel property despite obvious evidence that those methods were leading to widespread and ongoing sex trafficking.

113. If Ramada Franchisors and Super8 Franchisors had exercised reasonable diligence when operating the Ramada Inn and Super8 properties and in the areas where it retained control, Ramada Franchisors and Super8 Franchisors would have prevented the Wyndham properties from being used to facilitate widespread and ongoing sex trafficking, including the trafficking of Jane Doe (C.M.S.). Instead, Ramada Franchisors and Super8 Franchisors engaged in the course of conduct that affirmatively

1 facilitated widespread and ongoing sex trafficking, including the trafficking of Jane  
2 Doe (C.M.S.).

3  
4 **V. Defendants’ ventures at the Ramada Inn and Super8 properties.**

5 114. Through the conduct described above, Ramada Franchisors and Super8  
6 Franchisors knowingly benefited from engaging in a venture with sex traffickers at the  
7 Ramada Inn and Super8 properties, including Jane Doe (C.M.S.)’s trafficker, as  
8 follows:  
9

- 10 a. Ramada Franchisors and Super8 Franchisors and Ramada Franchisees  
11 and Super8 Franchisees both received benefits, including increased  
12 revenue, every time a room was rented.
- 13 b. This venture engaged in violations of violated 18 U.S.C. §1591  
14 through the actions of the criminal traffickers at the properties, which  
15 Wyndham and Franchisee Defendants knew or should have known  
16 about.
- 17 c. Ramada Franchisors and Super8 Franchisors and Ramada Franchisees  
18 and Super8 Franchisees associated with traffickers, including Jane Doe  
19 C.M.S.’s traffickers, by acting jointly to continue to rent rooms to these  
20 traffickers despite having actual or constructive knowledge of their sex  
21 trafficking activity.
- 22 d. Ramada Franchisors and Super8 Franchisors and Ramada Franchisees  
23 and Super8 Franchisees had a mutually beneficial relationship with the  
24 traffickers at the properties, fueled by sexual exploitation of victims.
- 25 e. Sex traffickers, including Jane Doe C.M.S.’s traffickers, frequently  
26 used Wyndham properties for their trafficking because of an implicit  
27 understanding that Wyndham properties were a venue that would  
28 facilitate their trafficking, providing minimal interference and  
lowering their risk of detection. This understanding occurred because  
of the conduct of Ramada Franchisors and Super8 Franchisors and  
Ramada Franchisees and Super8 Franchisees facilitating that  
trafficking as described throughout this complaint. This resulted in

1 benefits, including increased revenue, for Ramada Franchisors and  
2 Super8 Franchisors and Ramada Franchisees and Super8 Franchisees.

3 f. Both Ramada Franchisors and Super8 Franchisors and Ramada  
4 Franchisees and Super8 Franchisees participated in this venture  
5 through the conduct described throughout this Complaint as they were  
6 jointly responsible for relevant aspects of hotel operations.

7 g. Jane Doe C.M.S.'s trafficking at a Wyndham branded hotel was a  
8 result of Ramada Franchisors and Super8 Franchisors and Ramada  
9 Franchisees and Super8 Franchisees' participation in a venture with  
10 criminal traffickers. If Ramada Franchisors and Super8 Franchisors  
11 and Ramada Franchisees and Super8 Franchisees had not continued  
12 participating in a venture that they knew or should have known  
13 violated 18 U.S.C. §1591(a), they would not have received a benefit  
14 from Jane Doe C.M.S.'s trafficking at the Ramada Inn and Super8  
15 properties.

16 115. Through the conduct described above, each of the Defendants also  
17 knowingly benefited from engaging in a commercial venture with other Defendants  
18 and with hotel staff as follows:

19 a. Ramada Franchisors and Super8 Franchisors and Ramada Franchisees  
20 and Super8 Franchisees continued to operate the Ramada Inn and  
21 Super8 properties.

22 b. Pursuant to the terms of the franchising agreement, both Ramada  
23 Franchisors and Super8 Franchisors and Ramada Franchisees and  
24 Super8 Franchisees received financial benefits from operating the  
25 properties, including revenue generated specifically by renting rooms  
26 to traffickers. They engaged in revenue sharing and had a common  
27 incentive to maximize revenue.

28 c. This venture violated 18 U.S.C. §1591(a) through the conduct of  
Super8 Franchisees and the widespread sex trafficking at the  
properties.

d. Despite its actual or constructive knowledge that the venture was  
engaged in violations of 18 U.S.C. §1591(a), Ramada Franchisors and

1 Super8 Franchisors participated in the venture by continuing to  
2 associate Ramada Franchisees and Super8 Franchisees to operate the  
3 properties in a way that it knew or should have known would lead to  
4 further violations of 18 U.S.C. §1591(a), including trafficking of  
victims like Jane Doe C.M.S.

- 5 e. Jane Doe C.M.S.’s trafficking was a result of Ramada Franchisors and  
6 Super8 Franchisors and Ramada Franchisees and Super8 Franchisees’  
7 facilitation of the widespread and ongoing violations of 18 U.S.C.  
8 §1591(a) at the properties. Had Ramada Franchisors and Super8 not  
9 continued participating in a venture that they knew or should have  
known was engaged in violations of 18 U.S.C. §1591(a), they would  
not have received a benefit from Jane Doe C.M.S.’s trafficking.

10 **VI. Ramada Franchisees and Super8 Franchisees and the Staff at the**  
11 **Ramada Inn and Super8 Properties Acted as Actual Agents of Ramada**  
12 **Franchisors and Super8 Franchisors.**

13 116. Ramada Franchisors and Super8 Franchisors is vicariously liable for the  
14 acts, omissions, and knowledge of Ramada Franchisors and Super8 Franchisors and  
15 staff at the subject Ramada Inn and Super8 properties, which are Ramada Franchisors  
16 and Super8 Franchisors’ actual agents or subagents.

18 117. The Ramada Franchisors and Super8 Franchisors subjected Ramada Inn  
19 Franchisees and Super8 Franchisees to detailed standards and requirements regarding  
20 the operation of the subject Ramada Inn and Super8 properties through the franchising  
21 agreement, through detailed written policies and manuals, and through other formal  
22 and informal protocols, directives, mandates, and expectations imposed by the Ramada  
23 Franchisors and Super8 Franchisors.  
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1 118. The Ramada Franchisors and Super8 Franchisors obscure the full extent  
2 of control they exercise over the franchisees by treating the manuals and certain  
3 policies as confidential and proprietary and prohibiting any public disclosure of those  
4 policies and manuals. Upon information and belief, the standards that the Ramada  
5 Franchisors and Super8 Franchisors imposed on the franchisees:  
6

- 7 a. did not merely identify quality or outcome standards but instead  
8 specifically controlled the means, methods, and tools Franchisee  
9 Defendants used; and
- 10 b. covered virtually all aspects of hotel operations, including but not  
11 limited to personnel, building, grounds, furnishings, fixtures, decor,  
12 equipment, vehicles, supplies, foodstuffs, printed matters, and internal  
13 operating functions; and
- 14 c. dictated the specific manner in which Ramada Franchisees and Super8  
15 Franchisees and hotel staff must carry out most day-to-day functions;  
16 and
- 17 d. significantly exceeded what was necessary for Ramada Franchisors  
18 and Super8 Franchisors to protect its registered trademarks.

19 119. In addition to the ways described above, upon information and belief,  
20 Ramada Franchisors and Super8 Franchisors exercised and reserved the right to  
21 exercise systemic and pervasive control over Ramada Franchisees and Super8  
22 Franchisees day-to-day operation of the subject properties, including the following  
23 ways:

- 24 a. Ramada Franchisors and Super8 Franchisors required franchisees and  
25 management of franchised hotels to participate in mandatory training  
26 programs, both during onboarding and on an ongoing basis. This  
27 training covered all aspects of hotel operations, including aspects of  
28 hotel operations that go significantly beyond what would be necessary

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for Ramada Franchisors and Super8 Franchisors to protect its registered trademarks;

- b. Ramada Franchisors and Super8 Franchisors maintained a team of regionally based trainers to provide training at branded hotels. Ramada Franchisors and Super8 Franchisors provided training for hotel management and select hotel staff on-site and at locations selected by Ramada Franchisors and Super8 Franchisors;
- c. Ramada Franchisors and Super8 Franchisors provided hotels staff with training they created through an online learning platform, Wyndham University, they controlled and maintained, including training specific to hotel-based jobs, such as safety and security training for housekeeping staff and safety and security training for the front desk;
- d. Ramada Franchisors and Super8 Franchisors controlled training provided by franchisees to hotel staff by dictating the content of that training, providing required content for that training, and dictating the training methods used;
- e. Ramada Franchisors and Super8 Franchisors retained sole discretion to determine whether all training had been completed satisfactorily;
- f. Ramada Franchisors and Super8 Franchisors maintained oversight in hiring, disciplining, and terminating hotel management and employees;
- g. Ramada Franchisors and Super8 Franchisors required franchisees to participate in mandatory centralized services for day-to-day operation of the hotel;
- h. For certain products and services that franchisee was required to purchase to operate the property, Ramada Franchisors and Super8 Franchisors designated approved vendors and prohibited franchisee from purchasing goods and services from anyone other than an approved vendor;
- i. Ramada Franchisors and Super8 Franchisors required franchisees to use its revenue management system, through which it dictated pricing and strategies to maximize revenue, and which gave it direct ability to supervise day-to-day operations at through the hotel through direct access to the system;

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- j. Ramada Franchisors and Super8 Franchisors set required staffing levels for the subject properties;
- k. Ramada Franchisors and Super8 Franchisors established detailed job descriptions for all positions in its branded properties and drafted numerous, detailed policies that referenced these positions and dictated which positions must perform which tasks and how they must do so;
- l. Ramada Franchisors and Super8 Franchisors set requirements for the hiring process used by franchisees and oversaw employee discipline processes and termination decisions;
- m. Ramada Franchisors and Super8 Franchisors provided benefits for employees of franchised hotels;
- n. Ramada Franchisors and Super8 Franchisors controlled channels for guests to report complaints or provide feedback regarding the subject properties and directly participated in the response and/or supervised and the response to customer complaints or other feedback. Wyndham retained the right to provide refunds or other compensation to guests and to require Franchisee Defendants to pay associated costs;
- o. Ramada Franchisors and Super8 Franchisors generated reports and analysis of guest complaints and online reviews for the subject properties;
- p. Ramada Franchisors and Super8 Franchisors set detailed requirements for insurance that Franchisee Defendants must purchase;
- q. Ramada Franchisors and Super8 Franchisors exercised or retained control over the franchisee’s day-to-day accounting and banking practices;
- r. Ramada Franchisors and Super8 Franchisors regularly audited the books and records of Franchisee Defendants;
- s. Ramada Franchisors and Super8 Franchisors conducted frequent and unscheduled inspections of the subject properties;
- t. Ramada Franchisors and Super8 Franchisors retained the right to issue fines, require additional training, to impose and supervise implementation of detailed corrective action plans, and to take other steps up to and including termination of the franchising agreement if

1 franchisee violated any of the franchisors' detailed rules, expectations,  
2 protocols, or policies, including those that governed day-to-day  
3 operations of the subject properties;

- 4 u. Ramada Franchisors and Super8 Franchisors controlled all marketing  
5 for the subject properties, directly provided marketing services, and  
6 prohibited Ramada Franchisees and Super8 Franchisees from  
7 maintaining any online presence unless specifically reviewed and  
8 approved by Ramada Franchisors and Super8 Franchisors;
- 9 v. Ramada Franchisors and Super8 Franchisors exercised or retained  
10 control over all aspects of building and facility design;
- 11 w. Ramada Franchisors and Super8 Franchisors imposed detailed  
12 recordkeeping and reporting requirements on Ramada Franchisee and  
13 Super8 Franchisee regarding virtually all aspects of hotel operations;
- 14 x. Ramada Franchisors and Super8 Franchisors supervised and controlled  
15 day-to-day operations of the subject properties through detailed  
16 information and extensive reports that it obtained through the property  
17 management system and other software systems it required Ramada  
18 Franchisees and Super8 Franchisees to use;
- 19 y. Ramada Franchisors and Super8 Franchisors required the franchisee  
20 and hotel staff to implement a data system that gives Franchisor real-  
21 time information that it can monitor on a day-to-day basis; and
- 22 z. Ramada Franchisors and Super8 Franchisors retained the virtually  
23 unlimited right to revise policies or adopt new requirements for the  
24 day-to-day aspects of hotel operations.

25 120. Upon information and belief, Ramada Franchisors and Super8 Franchisors  
26 had the right to and did enforce its control over Ramada Franchisees and Super8  
27 Franchisees through various methods, including:  
28

- 25 a. the right to conduct detailed inspections of the subject properties;
- 26 b. monitoring or auditing the Ramada Franchisees and Super 8  
27 Franchisees for compliance with policies and expectations;

- 1 c. directing Ramada Franchisees and Super 8 Franchisees to take specific
- 2 steps to come into compliance with detailed and exacting standards
- 3 regarding day-to-day operations;
- 4 d. mandating training and education for franchisees and/or hotel staff;
- 5 e. employing consultants or field agents to become involved in the day-
- 6 to-day operations of franchised hotels;
- 7 f. the right to impose fines or penalties;
- 8 g. the right to impose additional conditions on franchisee or to restrict or
- 9 limit its right to provide goods and services; and

10 121. the right to terminate the franchise agreement for failure to comply with

11 policies that govern the means and methods used for day-to-day operations.

12 **VII. Ramada Franchisors and Super8 Franchisors are jointly responsible**

13 **for the trafficking of Jane Doe (C.M.S.)**

14 122. All the Ramada Franchisors and Super8 Franchisors were participants in

15 a joint venture, which involved a common enterprise, profit-sharing, a community of

16 interests, and joint rights of control and management, and are vicariously liable for the

17 violations of the other participants in the joint venture.

18

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20 123. Upon information and belief, operation of the subject properties was part

21 of a single unified operation by Ramada Franchisors and Super8 Franchisors. Upon

22 information and belief, all Ramada Franchisors and Super8 Franchisors shared a

23 common parent company, were subject to joint control, and operated as an integrated

24 enterprise and/or as alter-egos. Upon information and belief, Ramada Franchisors and

25 Super8 Franchisors acted jointly to own, operate, control, manage, and supervise the

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1 subject properties. As an integrated enterprise and/or joint venture, Defendants were  
2 separately and jointly responsible for compliance with all applicable laws.

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4 **VIII. Defendants are Jointly and Severally Liable for Jane Doe (C.M.S.)’s Damages.**

5  
6 124. The venture or ventures in which each Defendant participated were direct,  
7 producing, and proximate causes of the injuries and damages to Jane Doe (C.M.S.).

8  
9 125. Under the TVPRA, Defendants are jointly and severally liable for all  
10 damages that a jury awards to Jane Doe (C.M.S.) for past and future losses she suffered  
11 as a proximate result of her sexual exploitation and trafficking.

12  
13 **IX. IX. Sex Trafficking Has Long Been Prevalent at Hilton Branded Properties, and Hilton-Homewood Suites Franchisor Should Have Known About It.**

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16 126. Hilton-Homewood Suites Franchisor’s actual knowledge is *not* limited to  
17 a general awareness of the problem of sex trafficking in the hotel industry. Hilton-  
18 Homewood Suites Franchisor’s has known, since well before Jane Doe (C.M.S.)’s  
19 trafficking, that sex trafficking was ongoing and widespread at Hilton branded  
20 properties including the subject properties.

21  
22 127. Unfortunately for Jane Doe (C.M.S.), the promises made by the Hilton-  
23 Homewood Suites Franchisor and Hilton-Homewood Suites Franchisee have proven  
24 empty. Hilton-Homewood Suites Franchisor have failed, at all levels, to take  
25 appropriate action in response to their knowledge of widespread and ongoing human  
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1 trafficking in their hotels. Instead, they have continued financially benefiting by  
2 providing venues for the sexual exploitation of victims like Jane Doe (C.M.S.).  
3

4 128. Upon information and belief, Hilton-Homewood Suites Franchisor  
5 monitored news stories and online reviews for indicia of criminal activity, including  
6 sex trafficking. Examples of news stories and online reviews confirming the  
7 widespread presence of sex trafficking, prostitution, and related criminal activity at  
8 Hilton branded hotels, include:  
9

10 129. A 2009 review of a Hilton branded property in New York noted that the  
11 hotel bar was used by prostitutes to pick up guests, that this could be spotted from a  
12 mile off, and that the hotel staff allowed it.<sup>114</sup>  
13

14 130. A 2010 review of a Hilton property in New York stated “It's true what  
15 other reviewers have commented on regarding prostitutes/escorts in the hotel bars. If  
16 you are paying attention you will be able to pick them out. we sat right next to a table  
17 one night when this was going on. the staff didn't seem to care. It's too bad because  
18 there were families in the bar also.”<sup>115</sup>  
19  
20

21 131. In 2011, a man was convicted of sex trafficking a minor at a Hilton  
22 branded hotel in Minnesota.<sup>116</sup>  
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24 \_\_\_\_\_  
25 <sup>114</sup> [https://www.tripadvisor.com/Hotel\\_Review-g60763-d93618-Reviews-Waldorf\\_Astoria\\_New\\_York-](https://www.tripadvisor.com/Hotel_Review-g60763-d93618-Reviews-Waldorf_Astoria_New_York-New_York_City_New_York.html)  
26 [New\\_York\\_City\\_New\\_York.html](https://www.tripadvisor.com/Hotel_Review-g60763-d93618-Reviews-Waldorf_Astoria_New_York-New_York_City_New_York.html)

27 <sup>115</sup> [https://www.tripadvisor.com/Hotel\\_Review-g60763-d93618-Reviews-Waldorf\\_Astoria\\_New\\_York-](https://www.tripadvisor.com/Hotel_Review-g60763-d93618-Reviews-Waldorf_Astoria_New_York-New_York_City_New_York.html)  
28 [New\\_York\\_City\\_New\\_York.html](https://www.tripadvisor.com/Hotel_Review-g60763-d93618-Reviews-Waldorf_Astoria_New_York-New_York_City_New_York.html)

<sup>116</sup> <https://www.startribune.com/28-years-for-man-who-used-girl-for-prostitution/118163089/>

1 132. In 2011, a prostitute was raped when two men forced their way into her  
2 room at a Hilton branded property in New Hampshire.

3  
4 133. In 2012, a man was charged with sex trafficking at another Hilton-  
5 Homewood Suites Franchisor branded hotel in Minnesota.<sup>117</sup>

6  
7 134. In 2012, a couple was charged with sex trafficking an 18-year-old girl with  
8 Autism Spectrum Disorder at a Hilton branded property.<sup>118</sup>

9  
10 135. In 2012, a man was charged with forced labor and sex trafficking  
11 following a sting at a Hilton branded hotel in California.<sup>119</sup>

12  
13 136. In 2012, arrests were made after police conducted a prostitution sting  
14 operation at a Hilton branded property in Memphis.<sup>120</sup>

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16 137. A 2013 review of a Hilton property in New York stated “But the  
17 prostitution going on in the lobby bar is so obvious The Waldorf must endorse it. Shame  
18 on you!”<sup>121</sup>

19  
20 138. In 2013, a man was charged with forcing a woman into prostitution at a  
21 Hilton property in Florida.<sup>122</sup>

22 <sup>117</sup> <https://www.startribune.com/fridley-man-st-paul-woman-accused-of-prostituting-iowa-teen/138615249/>

23 <sup>118</sup> <https://www.twincities.com/2012/02/01/couple-charged-with-prostituting-runaway-iowa-girl-with-asperger-syndrome/>

24 <sup>119</sup> <https://www.nbclosangeles.com/news/local/long-beach-roshaun-kevin-nakia-porter-accused-human-trafficking-orange-county-pimp/1951757/>

25 <sup>120</sup> <https://www.actionnews5.com/story/20142585/suspected-prostitutes-busted-at-beale-area-hotel/>

26 <sup>121</sup> [https://www.tripadvisor.com/Hotel\\_Review-g60763-d93618-Reviews-Waldorf\\_Astoria\\_New\\_York-New\\_York\\_City\\_New\\_York.html](https://www.tripadvisor.com/Hotel_Review-g60763-d93618-Reviews-Waldorf_Astoria_New_York-New_York_City_New_York.html)

27 <sup>122</sup> <https://www.nbcmiami.com/news/local/broward-judge-sets-30000-bond-for-man-charged-with-human-trafficking/1923493/>

1 139. In 2014, a sex trafficking victim was found murdered at a Hilton property  
2 in Oregon.<sup>123</sup>

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4 140. Sex trafficking at Hilton branded properties was not isolated to one hotel  
5 or geographic area and became a nationwide problem due to decisions made by top tier  
6 managers and employees of Hilton-Homewood Suites Franchisor.

7  
8 141. Hilton-Homewood Suites Franchisor knew the sex trafficking crisis was  
9 prevalent in the hotel industry generally and specifically at their branded hotels,  
10 including the Homewood Suites, where Plaintiff was trafficked.

11  
12 142. Upon information and belief, at all relevant times, Hilton-Homewood  
13 Suites Franchisor, acting directly and through affiliates, adopted centralized policies  
14 that controlled the Hilton-Homewood Suites Franchisee Defendants and Hilton-  
15 branded properties, including the Homewood Suites, San Jose. This extends to the  
16 hotels' approach to human trafficking.

17  
18 143. Sex trafficking was prevalent at Hilton-branded properties, including  
19 Homewood Suites properties, both on a national scale and in the State of Washington.

20  
21 144. Hilton-Homewood Suites Franchisor was aware of the issue of sex  
22 trafficking in Hilton-branded properties, including through the following public  
23 statements:  
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25 \_\_\_\_\_  
26 <sup>123</sup> <https://www.krem.com/article/news/nation/sex-trafficking-victim-found-slain-in-portland-hotel/293-157195643>

1 145. As early as 2010, Chinese police found a brothel operating inside a Hilton  
2 branded hotel, which prompted Hilton Worldwide officials to publicly claim to be  
3 working a code of conduct to prevent child sex trafficking at their branded properties.<sup>124</sup>  
4

5 146. Hilton-Homewood Suites Franchisor, on behalf of its brands including  
6 Homewood Suites, joined the ECPAT-USA Code in 2011, acknowledging its duties to  
7 prevent and protect children from trafficking after over a year of advocacy directed at  
8 Hilton branded properties anti-trafficking advocates.<sup>125</sup>  
9

10 147. Speaking on behalf of its brand, Hilton-Homewood Suites Franchisor  
11 stated in 2013: “Sex trafficking and sexual tourism is a large and growing problem  
12 worldwide, and Hilton Worldwide must never allow any of its properties, products, or  
13 services to be used in a nan manner that supports or enables any form of abuse and  
14 exploitation.”<sup>126</sup>  
15  
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17 148. In 2015 Hilton-Homewood Suites Franchisor conducted a global human  
18 rights assessment for all its branded properties, which identified the following risk:  
19 hotels may be used by criminals to traffic victims for exploitation.<sup>127</sup>  
20

21 **CAUSES OF ACTION—SEX TRAFFICKING UNDER THE TVPRA**

22 149. Jane Doe (C.M.S.) incorporates all other allegations.  
23

24 <sup>124</sup> <https://www.nasdaq.com/articles/hilton-working-abolsish-child-sex-trafficking-2010-11-03>

25 <sup>125</sup> <https://stopchildlabor.org/Hilton-signs-code-of-conduct-to-prevent-child-prostitution/>

26 <sup>126</sup> <https://thecode.my.salesforce-site.com/apex/publicPdf?id=0019000000GxgQIAAAZ&year=2013>

27 <sup>127</sup> <https://esg.hilton.com/wp-content/uploads/sites/3/2002/08/Hilton-FY-2021-Modern-Slavery-Act-Statement-1.pdf>  
28

1           **I. Cause of Action: Perpetrator liability under 18 U.S.C §1595(a) based**  
2 **on violation of 18 U.S.C §1591(a) (Ramada Franchisees, Super8 Franchisees and**  
3 **Hilton-Homewood Suites Franchisees)**

4           150. Jane Doe (C.M.S.) is a victim of sex trafficking within the meaning of §  
5 1591 and 1595(a) and is thus entitled to bring a civil action under 18 U.S.C §1595(a)  
6 against the “perpetrator” of any violation of the TVPRA.  
7

8           151. Ramada Franchisees, Super8 Franchisees and Hilton-Homewood Suites  
9 Franchisees are perpetrators within the meaning of 18 U.S.C §1595(a) because they:  
10

- 11           a. violated 18 U.S.C §1591(a)(1) when, through the acts and omissions  
12 described throughout this Complaint, they harbored individuals  
13 (including Jane Doe (C.M.S.)) knowing or in reckless disregard of the  
14 fact that the victims would be caused, through force, coercion, or fraud,  
15 to engage in commercial sex acts while at their respective hotel  
16 properties.
- 17           b. violated 18 U.S.C §1591(a)(2) when, through the acts and omissions  
18 described throughout this Complaint, they knowingly received  
19 financial benefit by knowingly assisting, supporting, or facilitating a  
20 venture that was engaged in violations under 18 U.S.C §1591(a)(1) at  
21 their respective hotel properties.

22           152. Violations of 18 U.S.C §1595(a) by each of the Ramada Franchisees,  
23 Super8 Franchisees and Hilton-Homewood Suites Franchisees as “perpetrators”  
24 operated, jointly, with other unlawful acts and omissions alleged in this Complaint, to  
25 cause Jane Doe (C.M.S.) to suffer substantial physical and psychological injuries and  
26 other damages because of being trafficked and sexually exploited at the Defendants’  
27 hotel properties.  
28

1           **II. Cause of Action: Beneficiary Liability under §1595 (a) of the TVPRA**  
2           **(all Defendants).**

3           153. Jane Doe (C.M.S.) is a victim of sex trafficking within the meaning of 18  
4 U.S.C §§ 1591 and 1595(a) and is thus entitled to bring a civil action under the  
5 “beneficiary” theory in 18 U.S.C §1595(a) against anyone who knowingly benefited  
6 from participation in a venture that the person knew or should have, with reasonable  
7 diligence, known was engaged in a violation of the TVPRA.  
8  
9

10           154. Through acts and omissions described throughout this Complaint,  
11 Defendants received a financial benefit from participating in a venture with traffickers,  
12 including Jane Doe (C.M.S.)’s traffickers, despite the fact that each defendant knew or  
13 should have known that these traffickers, including Jane Doe (C.M.S.)’s traffickers,  
14 were engaged in violations of 18 U.S.C §1591(a)(1) and 18 U.S.C §1591(a)(2). Thus,  
15 Defendants are liable as a beneficiary under 18 U.S.C §1595(a).  
16  
17

18           155. Through the acts and omissions described throughout this Complaint,  
19 Defendants received a financial benefit from participating in a venture with its  
20 respective franchisees regarding the operation of its respective hotel property despite  
21 the fact that Defendants knew or should have known that this venture was violating 18  
22 U.S.C §§ 1591(a) and 1595(a).  
23  
24

25           156. Violations of 18 U.S.C §1595(a) by Defendants as “beneficiaries”  
26 operated, jointly, with other unlawful acts and omissions alleged in this Complaint, to  
27 cause Jane Doe (C.M.S.) to suffer substantial physical and psychological injuries and  
28

1 other damages because of being trafficked and sexually exploited at the Defendants'  
2 hotel properties.

3  
4 **III. Cause of Action: Vicarious Liability for TVPRA Violations (Ramada**  
5 **Franchisors, Super8 Franchisors, Hilton-Homewood Suites Franchisor).**

6 157. Under the TVPRA and the federal common law, each member of a joint  
7 venture is vicariously liable for the acts and omissions of all other members of that  
8 joint venture.

9  
10 158. Under the TVPRA and the federal common law, an entity vicariously  
11 liable for the acts and omissions of its alter-egos.

12  
13 159. Ramada Franchisees, Super8 Franchisees and Hilton-Homewood Suites  
14 Franchisees acted as the actual agents of Ramada Franchisors, Super8 Franchisors and  
15 Hilton-Homewood Suites Franchisor, respectively.

16  
17 160. Through the acts and omissions described throughout this Complaint,  
18 Ramada Franchisors, Super8 Franchisors and Hilton-Homewood Suites Franchisor  
19 exercised or retained the right to exercise systematic and day-to-day control over the  
20 means and methods used by their franchisees to operate their respective hotel  
21 properties.

22  
23 161. Ramada Franchisors, Super8 Franchisors and Hilton-Homewood Suites  
24 Franchisor are vicariously liable for the TVPRA violations of their franchisees and the  
25 subagents of that franchisee.  
26  
27  
28

1 162. Additionally, on information and belief, each of the Ramada Franchisors,  
2 Super8 Franchisors and Hilton-Homewood Suites Franchisor participated in a joint  
3 venture. They had highly integrated operations at the hotels, shared revenue and profits  
4 generated from the hotels, and exercised mutual control over the venture at the hotels.  
5 They functioned as a single integrated entity and/or as alter-egos of one another.  
6

7  
8 **DISCOVERY RULE**

9 163. To the extent Defendants assert an affirmative defense of limitations, Jane  
10 Doe (C.M.S.) invokes the discovery rule. At the time she was harmed and through at  
11 least 2014, Jane Doe (C.M.S.) was under coercion and control of traffickers who  
12 abused and manipulated her. Thus, Jane Doe (C.M.S.) did not discover and could not  
13 reasonably have discovered the legal cause of her injury more than ten years before she  
14 filed this lawsuit. While she was under the control of her trafficker, Jane Doe (C.M.S.)  
15 —through no fault of her own—lacked the information to bring a claim because she  
16 did not know both her injury and the cause of her injury. This lack of information was  
17 a direct result of C.M.S. being kept under the control of her traffickers, which  
18 Defendants facilitated.  
19  
20  
21

22 164. At the time Jane Doe (C.M.S.) was harmed, she did not know that she  
23 was the victim of human trafficking as that term is defined by law, that her injury arose  
24 from being trafficked at Defendants’ hotel or that she was a person trafficked, much  
25 less that she was being victimized by a human trafficking venture, and she did not  
26  
27  
28

1 discover and was not in a position to discover the legal cause of her injury, more than  
2 ten years before suit was filed..

3  
4 165. To the extent Defendants assert an affirmative defense of limitations, Jane  
5 Doe (C.M.S.) invokes the doctrine of equitable tolling because, as a result of being a  
6 victim of trafficking, Jane Doe (C.M.S.) faced extraordinary circumstances, which  
7 arose through no fault of her own, that prevented her from filing a lawsuit, and those  
8 circumstances did not end more than 10 years before Jane Doe (C.M.S.) filed this  
9 lawsuit.  
10

11  
12 166. As a result of her continuous trafficking at the subject properties through  
13 at least 2015, Jane Doe (C.M.S.) was beaten, drugged, sexually assaulted, and mentally  
14 abused. She lacked the mental capacity to recognize the extent and scope of her injuries  
15 or those responsible particularly those who financially benefited from her trafficking  
16 but may not have been seen to be directly involved.  
17

18  
19 167. Jane Doe (C.M.S.) was under the continuous control of her traffickers  
20 through at least 2015. As a result, she did not have the freedom to investigate her claims,  
21 to identify those responsible or to seek legal representation necessary to pursue her legal  
22 rights.  
23

24 168. To the extent Defendants assert an affirmative defense of limitations, Jane  
25 Doe (C.M.S.) also invokes the continuing tort doctrine because this lawsuit arises out  
26 of a pattern of continuous and ongoing tortious conduct.  
27  
28

1 169. Jane Doe (C.M.S.) was subject to continuous trafficking at the subject  
2 properties through at least 2015, which is not more than 10 years before Jane Doe  
3 (C.M.S.) filed this lawsuit.  
4

5 170. This continuous trafficking resulted from Defendants' continuous  
6 facilitating of trafficking at the subject properties and Defendants' ongoing venture with  
7 one another and with criminal traffickers.  
8

9 **DAMAGES**

10 171. Defendants' acts and omissions, individually and collectively, caused  
11 Jane Doe (C.M.S.) to sustain legal damages.  
12

13 172. Defendants are joint and severally liable for all past and future damages  
14 sustained by Jane Doe (C.M.S.).  
15

16 173. Jane Doe (C.M.S.) is entitled to be compensated for personal injuries and  
17 economic damages, including:

- 18 a. Actual damages (until trial and in the future)
- 19 b. Incidental and consequential damages (until trial and in the future);
- 20 c. Mental anguish and emotional distress damages (until trial and in the future);
- 21 d. Lost earnings and lost earning capacity (until trial and in the future);
- 22 e. Necessary medical expenses (until trial and in the future);
- 23 f. Life care expenses (until trial and in the future);
- 24 g. Physical pain and suffering (until trial and in the future);
- 25
- 26
- 27
- 28

- 1 h. Physical impairment (until trial and in the future);
- 2 i. Exemplary/Punitive damages;
- 3 j. Attorneys’ fees; and
- 4 k. Costs of this action.
- 5 l. Pre-judgment and all other interest recoverable.

**JURY TRIAL**

174. Jane Doe (C.M.S.) demands a jury trial on all issues.

**RELIEF SOUGHT**

175. WHEREFORE, Jane Doe (C.M.S.) prays that this case be set for trial before a jury and that, upon a final hearing of the cause, judgment be entered for Jane Doe (C.M.S.) against all Defendants jointly and severally for the actual, compensatory, and punitive damages as the evidence may show, and the jury may determine to be proper, together with the costs of suit, prejudgment interest, post-judgment interest, and such other and further relief to which Jane Doe (C.M.S.) may, in law or in equity, show herself to be justly entitled.

DATED: January 31, 2024

Respectfully submitted,

By: /s/Moze Cowper  
 C. Moze Cowper (Bar No. 326614)  
 mcowper@cowperlaw.com  
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*Attorneys for Plaintiff*

CIVIL COVER SHEET

The JS 44 civil cover sheet and the information contained herein neither replace nor supplement the filing and service of pleadings or other papers as required by law, except as provided by local rules of court. This form, approved by the Judicial Conference of the United States in September 1974, is required for the use of the Clerk of Court for the purpose of initiating the civil docket sheet. (SEE INSTRUCTIONS ON NEXT PAGE OF THIS FORM.)

I. (a) PLAINTIFFS

JANE DOE (C.M.S.), an individual

(b) County of Residence of First Listed Plaintiff

(EXCEPT IN U.S. PLAINTIFF CASES)

(c) Attorneys (Firm Name, Address, and Telephone Number)

C. Moze Cowper (Bar No. 326614)
COWPER LAW PC
12301 Wilshire Blvd., Ste. 303, Los Angeles, CA 90025
Tel.: (877) 529-3707

DEFENDANTS WYNDHAM HOTELS & RESORTS, INC.; WYNDHAM HOTEL GROUP, LLC; RAMADA WORLDWIDE INC.; SANT KABIRLLC; GOLDEN BRIDGE INT'L INVESTMENT INC.; SUPER8 WORLDWIDE INC.; ARS HOSPITALITY LLC, VISTA INT'L INC., HILTON DOMESTIC OPERATIONAL CO. INC., APPLE NINE SPE SAN JOSE INC., APPLE EIGHT HOSPITALITY OWNERSHIP, INC.

County of Residence of First Listed Defendant NEW CASTLE CTY, DE

(IN U.S. PLAINTIFF CASES ONLY)

NOTE: IN LAND CONDEMNATION CASES, USE THE LOCATION OF THE TRACT OF LAND INVOLVED.

Attorneys (If Known)

24CV0217 JLS AHG

II. BASIS OF JURISDICTION (Place an "X" in One Box Only)

- 1 U.S. Government Plaintiff
2 U.S. Government Defendant
3 Federal Question (U.S. Government Not a Party)
4 Diversity (Indicate Citizenship of Parties in Item III)

III. CITIZENSHIP OF PRINCIPAL PARTIES (Place an "X" in One Box for Plaintiff and One Box for Defendant)

- Citizen of This State PTF DEF 1 1
Citizen of Another State PTF DEF 2 2
Citizen or Subject of a Foreign Country PTF DEF 3 3
Incorporated or Principal Place of Business In This State PTF DEF 4 4
Incorporated and Principal Place of Business In Another State PTF DEF 5 5
Foreign Nation PTF DEF 6 6

IV. NATURE OF SUIT (Place an "X" in One Box Only)

Click here for: Nature of Suit Code Descriptions.

Table with columns: CONTRACT, REAL PROPERTY, TORTS, CIVIL RIGHTS, PRISONER PETITIONS, FORFEITURE/PENALTY, LABOR, IMMIGRATION, BANKRUPTCY, SOCIAL SECURITY, FEDERAL TAX SUITS, OTHER STATUTES. Includes various legal categories like Personal Injury, Property Damage, Labor Standards, etc.

V. ORIGIN (Place an "X" in One Box Only)

- 1 Original Proceeding
2 Removed from State Court
3 Remanded from Appellate Court
4 Reinstated or Reopened
5 Transferred from Another District (specify)
6 Multidistrict Litigation - Transfer
8 Multidistrict Litigation - Direct File

VI. CAUSE OF ACTION

Cite the U.S. Civil Statute under which you are filing (Do not cite jurisdictional statutes unless diversity):
18 USC Sec. 1581 (Trafficking Victims Protection Reauthorization Act)
Brief description of cause:
Claims for damages under the TVPRA

VII. REQUESTED IN COMPLAINT:

CHECK IF THIS IS A CLASS ACTION UNDER RULE 23, F.R.Cv.P. DEMAND \$ CHECK YES only if demanded in complaint: JURY DEMAND: [X] Yes [ ] No

VIII. RELATED CASE(S) IF ANY

(See instructions): JUDGE DOCKET NUMBER

DATE 01-31-2024

SIGNATURE OF ATTORNEY OF RECORD

[Handwritten Signature]

FOR OFFICE USE ONLY

RECEIPT # AMOUNT APPLYING IFP JUDGE MAG. JUDGE

**INSTRUCTIONS FOR ATTORNEYS COMPLETING CIVIL COVER SHEET FORM JS 44**

## Authority For Civil Cover Sheet

The JS 44 civil cover sheet and the information contained herein neither replaces nor supplements the filings and service of pleading or other papers as required by law, except as provided by local rules of court. This form, approved by the Judicial Conference of the United States in September 1974, is required for the use of the Clerk of Court for the purpose of initiating the civil docket sheet. Consequently, a civil cover sheet is submitted to the Clerk of Court for each civil complaint filed. The attorney filing a case should complete the form as follows:

- I.(a) Plaintiffs-Defendants.** Enter names (last, first, middle initial) of plaintiff and defendant. If the plaintiff or defendant is a government agency, use only the full name or standard abbreviations. If the plaintiff or defendant is an official within a government agency, identify first the agency and then the official, giving both name and title.
- (b) County of Residence.** For each civil case filed, except U.S. plaintiff cases, enter the name of the county where the first listed plaintiff resides at the time of filing. In U.S. plaintiff cases, enter the name of the county in which the first listed defendant resides at the time of filing. (NOTE: In land condemnation cases, the county of residence of the "defendant" is the location of the tract of land involved.)
- (c) Attorneys.** Enter the firm name, address, telephone number, and attorney of record. If there are several attorneys, list them on an attachment, noting in this section "(see attachment)".
- II. Jurisdiction.** The basis of jurisdiction is set forth under Rule 8(a), F.R.Cv.P., which requires that jurisdictions be shown in pleadings. Place an "X" in one of the boxes. If there is more than one basis of jurisdiction, precedence is given in the order shown below.  
United States plaintiff. (1) Jurisdiction based on 28 U.S.C. 1345 and 1348. Suits by agencies and officers of the United States are included here. United States defendant. (2) When the plaintiff is suing the United States, its officers or agencies, place an "X" in this box.  
Federal question. (3) This refers to suits under 28 U.S.C. 1331, where jurisdiction arises under the Constitution of the United States, an amendment to the Constitution, an act of Congress or a treaty of the United States. In cases where the U.S. is a party, the U.S. plaintiff or defendant code takes precedence, and box 1 or 2 should be marked.  
Diversity of citizenship. (4) This refers to suits under 28 U.S.C. 1332, where parties are citizens of different states. When Box 4 is checked, the citizenship of the different parties must be checked. (See Section III below; **NOTE: federal question actions take precedence over diversity cases.**)
- III. Residence (citizenship) of Principal Parties.** This section of the JS 44 is to be completed if diversity of citizenship was indicated above. Mark this section for each principal party.
- IV. Nature of Suit.** Place an "X" in the appropriate box. If there are multiple nature of suit codes associated with the case, pick the nature of suit code that is most applicable. Click here for: [Nature of Suit Code Descriptions](#).
- V. Origin.** Place an "X" in one of the seven boxes.  
Original Proceedings. (1) Cases which originate in the United States district courts.  
Removed from State Court. (2) Proceedings initiated in state courts may be removed to the district courts under Title 28 U.S.C., Section 1441.  
Remanded from Appellate Court. (3) Check this box for cases remanded to the district court for further action. Use the date of remand as the filing date.  
Reinstated or Reopened. (4) Check this box for cases reinstated or reopened in the district court. Use the reopening date as the filing date.  
Transferred from Another District. (5) For cases transferred under Title 28 U.S.C. Section 1404(a). Do not use this for within district transfers or multidistrict litigation transfers.  
Multidistrict Litigation – Transfer. (6) Check this box when a multidistrict case is transferred into the district under authority of Title 28 U.S.C. Section 1407.  
Multidistrict Litigation – Direct File. (8) Check this box when a multidistrict case is filed in the same district as the Master MDL docket.  
**PLEASE NOTE THAT THERE IS NOT AN ORIGIN CODE 7.** Origin Code 7 was used for historical records and is no longer relevant due to changes in statute.
- VI. Cause of Action.** Report the civil statute directly related to the cause of action and give a brief description of the cause. **Do not cite jurisdictional statutes unless diversity.** Example: U.S. Civil Statute: 47 USC 553 Brief Description: Unauthorized reception of cable service.
- VII. Requested in Complaint.** Class Action. Place an "X" in this box if you are filing a class action under Rule 23, F.R.Cv.P.  
Demand. In this space enter the actual dollar amount being demanded or indicate other demand, such as a preliminary injunction.  
Jury Demand. Check the appropriate box to indicate whether or not a jury is being demanded.
- VIII. Related Cases.** This section of the JS 44 is used to reference related pending cases, if any. If there are related pending cases, insert the docket numbers and the corresponding judge names for such cases.

**Date and Attorney Signature.** Date and sign the civil cover sheet.