

COTTAGE BAKERY FROM HOME

Can I sell from my kitchen in Montgomery County, Maryland?

Home kitchen sales. Not a shop or rented commercial kitchen. Last verified 2026-05-05.

STATE FOOD PERMIT

Depends

HOME OCCUPATION

Conditional

BUSINESS LICENSE

Varies by city

SALES CAP

\$50,000 / year

MARYLAND RULES. OPEN THESE FIRST.

[Maryland permits PDF](#)[Maryland cottage food law page](#)[Maryland Department of Health cottage food program](#)[Statute: MD COMAR 10.15.03.27](#)**NOT LEGAL ADVICE**

This is what it takes to sell from a home kitchen in Montgomery County. Confirm each step with Planning, Health, and the license office before you sell.

What you need

Montgomery County, Maryland. File every Yes. Confirm every Check or Ask. Stay under the sales cap.

STATE FOOD PERMIT

Depends

ANNUAL SALES CAP

\$50,000 / year

HOME OCCUPATION / ZONING

Conditional

LOCAL HEALTH

Upon-complaint

BUSINESS LICENSE

Varies by city

PICKUP AT THE HOUSE

Yes

HOME KITCHEN ONLY

If you want a shop or a rented commercial kitchen, these rows do not apply.

CONTINUE ONLINE

Maryland permits PDF →

<https://crosodo.com/reports/pdf/permits/maryland.pdf>

Maryland cottage food law page →

<https://crosodo.com/states/maryland>

Permit page for this place →

<https://crosodo.com/what-permits/maryland/montgomery-county>

Montgomery County cottage food law page →

<https://crosodo.com/states/maryland/montgomery-county>

Not legal advice. Rules change. Confirm with the office before you file.

Where to file

State

Maryland registration: Depends. Routine kitchen inspection: Upon-complaint. Sales at retail food stores (indirect) are allowed but require prior submission of labels and documentation of ANSI-accredited food safety course completion to the Maryland Department of Health before any retail sales can commence. The Department must notify the producer in writing that requirements are met before retail sales begin.

Maryland permits PDF: crosodo.com/reports/pdf/permits/maryland.pdf

State law page: crosodo.com/states/maryland

Maryland Department of Health: <https://health.maryland.gov/phpa/OEHFP/OFPCHS/Pages/Cottage-Food.aspx>

Statute: [MD COMAR 10.15.03.27](#)

Zoning / home occupation

Conditional. Montgomery County DPS requires registration for home-based businesses generating more than 5 visits/week or employing a non-resident. Most cottage food operations (typically low-traffic) would not trigger this requirement. If triggered: submit paper application to DPS; provide site plan, floor plan, and parking photos; home occupation area limited to 33% of floor area. Certificate is non-renewable and valid while business operates at that address.

Health

Upon-complaint. State: inspection upon complaint. County DPS: zoning inspection required if home occupation permit obtained. Home occupation area limited to 33% of total dwelling floor area.

Business license

Varies by city

Pickup / delivery

State baseline applies: direct-to-consumer sales. Cottage food cannot be sold outside Maryland. Montgomery County requires a Farmer's Market License to sell at county farmers markets. Cottage Food Business is exempt from this license requirement under COMAR 10.15.03.27.

If you rent a commissary kitchen

MDH and local health license food facilities. Maryland cottage food is not a food-service facility license. A commissary is a food service facility licensed by the local health department.

Official source: [MDH food protection](#)

Local health office we have on file: <https://www.montgomerycountymd.gov/departments-health-human-services/about-us/licensure-regulatory-services/environmental-health-unit/farmers-market-license>

This file is the home-kitchen path. A rented kitchen uses a different permit. Ask the kitchen manager which license they expect, then call the local health office.

SOURCES

<https://www2.montgomerycountymd.gov>

<https://www.montgomerycountymd.gov/department-permitting-services/all-permits/residential-permits/home-occupation-process>

<https://www.montgomerycountymd.gov/department-health-human-services/about-us/licensure-regulatory-services/environmental-health-unit/farmers-market-license>

Montgomery County and nearby places

Regulation	Montgomery County	Prince George's County	Howard County
HOME KITCHEN ALLOWED	Yes	Yes	Yes
SEPARATE DEDICATED KITCHEN	No	No	No
PETS ALLOWED	State baseline applies	Not specified; standard sanitation applies	Standard sanitation applies; no specific state pet rule
INSPECTION REQUIRED	Upon-complaint	Upon-complaint	Upon-complaint
ON-SITE CUSTOMER PICKUP	Yes	Conditional	Yes
ON-SITE SIGNAGE	Conditional	Conditional	Conditional
DELIVERY / PICKUP	State baseline applies: direct-to-consumer sales. Cottage food cannot be sold outside Maryland. Montgomery County requires a Farmer's Marke...	State baseline: direct-to-consumer at farmers markets, fairs, festivals; customer pickup from home allowed per MDH 2025 guidelines; retail ...	Direct to consumer at home, farmers markets, events, online (Maryland only); wholesale to grocers requires MDH compliance letter; no out-of...
HOME OCCUPATION PERMIT	Conditional	Conditional	Yes
LOCAL BUSINESS LICENSE	Varies by city	Varies	Varies
RESTRICTIONS	Montgomery County follows Maryland state baseline for cottage food (COMAR 10.15.03.27). The state \$50,000 annual cap applies. Montgomery Co...	Prince George's County explicitly allows cottage food production at home for sale at farmers markets and temporary events only. County zoni...	Non-TCS non-perishable foods only; \$50,000 annual gross sales cap; labeling required; MDH compliance letter required for wholesale/grocery ...
FOOD STORAGE	State baseline applies	Standard food storage per COMAR 10.15.03; no additional county-specific requirements found	Shelf-stable foods stored in sanitary conditions
POPULATION	1,056,910	957,189	332,011

More pages for this place

These Crosodo pages cover the same home cottage-food path:

Maryland permits PDF: crosodo.com/reports/pdf/permits/maryland.pdf

Maryland cottage food law: crosodo.com/states/maryland

Montgomery County cottage food law: crosodo.com/states/maryland/montgomery-county