

COTTAGE FOOD LAW REPORT

Hudson County

New Jersey · Jersey City · FIPS 34017 · Population 712,029 ·
Crosodo Index #2461*

STATE BASELINE

N.J.A.C. 8:24-11 et seq. (Oct. 4, 2021); annual cap \$50,000

STATE TIER

Poor

ANNUAL SALES CAP (STATE)

50000

CONFIDENCE

MEDIUM

LAST VERIFIED

2026-05-05

IMPORTANT – NOT LEGAL ADVICE

This report compiles publicly-available statutes, regulations, and county zoning rules into a research reference. It is **not legal advice** and is provided **without warranty** as to accuracy, completeness, or current applicability.

Cottage food law changes frequently. Counties may amend zoning, health departments may issue new permits, and state legislatures may update statutes after the publication date shown above.

Always verify rules directly with your state department of health/agriculture and your county health and planning offices before relying on them for any business or regulatory decision. Consult a licensed attorney for advice specific to your situation.

NEW JERSEY: HUDSON COUNTY

CROSODO INDEX #2461* · FIPS 34017 · Jersey City

Hudson County

Population 712,029 · State baseline: N.J.A.C. 8:24-11 et seq. (Oct. 4, 2021); annual cap \$50,000 ·

MEDIUM

QUICK VIEW FOR BAKERS IN THIS COUNTY

HOME KITCHEN ALLOWED?

Yes (Must be operator's private home kitchen. State permit required (\$100, 2-year). Food Protection Manager certification required. Local zoning board approval required before state permit application.)

SEPARATE KITCHEN REQUIRED?

No

PETS ALLOWED?

Not specified; standard sanitation applies

HOME OCCUPATION PERMIT?

Yes (Local zoning board approval required before state permit application. Hudson County is NJ's most densely populated county with 12 municipalities (Jersey City, Hoboken, Bayonne, Union City, North Bergen, etc.). Each municipality has its own zoning board. Dense urban municipalities may have specific home occupation restrictions for cottage food. Contact applicable municipal zoning board.)

ON-SITE / PORCH PICKUP?

Yes

INSPECTION REQUIRED?

No (No routine inspection. Health authority may inspect upon complaint.)

Home kitchen rules

HOME KITCHEN ALLOWED	Yes — Must be operator's private home kitchen. State permit required (\$100, 2-year). Food Protection Manager certification required. Local zoning board approval required before state permit application.
SEPARATE DEDICATED KITCHEN	No
PET RESTRICTIONS	Not specified; standard sanitation applies
WATER SUPPLY	Water bill (municipal) or well test results required
HANDWASHING	Food Protection Manager certification required
FOOD STORAGE	Standard food storage per N.J.A.C. 8:24-11

Inspection & permitting

INSPECTION REQUIRED	No — No routine inspection. Health authority may inspect upon complaint.
HOME OCCUPATION PERMIT	Yes — Local zoning board approval required before state permit application. Hudson County is NJ's most densely populated county with 12 municipalities (Jersey City, Hoboken, Bayonne, Union City, North Bergen, etc.). Each municipality has its own zoning board. Dense urban municipalities may have specific home occupation restrictions for cottage food. Contact applicable municipal zoning board.
LOCAL BUSINESS LICENSE	Varies

Customer-facing rules

ON-SITE CUSTOMER PICKUP	Yes
ON-SITE SIGNAGE	Conditional
DELIVERY / PICKUP RULES	Direct-to-consumer only. Online orders with in-person delivery. No mail/carrier. No wholesale. \$50,000 annual cap.
MAX EMPLOYEES IN HOME	Unknown

Relevant county code

N.J.A.C. 8:24-11; municipal zoning codes vary significantly in dense urban county

RESEARCH NOTES

Hudson County is the most densely populated county in NJ and one of the densest in the US. The local zoning board approval requirement is especially critical here given the dense urban character of municipalities. Jersey City, Hoboken, and others have distinct zoning regimes. No Hudson County-specific modification of state cottage food framework found. The 12-16 week application review time applies statewide.

SOURCES VERIFIED AT RESEARCH TIME

<https://www.hcnj.us>

<https://www.nj.gov/health/cottagefood/>

Questions? Join the Crosodo Forum to discuss your county’s specific zoning rules at <https://crosodo.com/nb/new-jersey/hudson-county-discuss>

Bordering counties — cottage food law

Regulation	Hudson County	Essex County	Union County
HOME KITCHEN ALLOWED	Yes	Yes	Yes
SEPARATE DEDICATED KITCHEN	No	No	No
PETS ALLOWED	Not specified; standard sanitation applies	Not specified; standard sanitation applies	No specific state cottage food pet restriction specified
INSPECTION REQUIRED	No	No	No
ON-SITE CUSTOMER PICKUP	Yes	Yes	Yes
ON-SITE SIGNAGE	Conditional	Conditional	Conditional
DELIVERY / PICKUP	Direct-to-consumer only. Online orders with in-person delivery. No mail/carrier. No wholesale. \$50,000 annual cap.	Direct-to-consumer only. Online orders allowed with in-person delivery. No mail/carrier delivery. No wholesale. \$50,000 annual cap.	Direct sales to consumers only. \$50,000 annual sales cap. Approved foods list only. Online sales and delivery within NJ. No wholesale.
HOME OCCUPATION PERMIT	Yes	Yes	Yes
LOCAL BUSINESS LICENSE	Varies	Varies	Varies
RESTRICTIONS	Must be operator’s private home kitchen. State permit required (\$100, 2-year). Food Protection Manager certification required. Local zoning...	Must be operator’s private home kitchen. State permit required (\$100, 2-year). Food Protection Manager certification required. Local zoning...	Must produce only non-TCS foods on state-approved list. Local zoning board approval required as prerequisite. \$100 permit fee. Food protect...
FOOD STORAGE	Standard food storage per N.J.A.C. 8:24-11	Standard food storage per N.J.A.C. 8:24-11	Non-TCS shelf-stable foods; standard kitchen storage
POPULATION	712,029	853,374	572,079

State context — New Jersey cottage food law

Hudson County's rules sit on top of New Jersey's state cottage food framework. The state law sets the floor — counties can add but cannot remove protections.

STATUTE N.J.A.C. 8:24-11 et seq.	ANNUAL SALES CAP 50000
REGISTRATION REQUIRED Yes	FOOD HANDLER CERT Yes
KITCHEN INSPECTION No	DIRECT SALES ONLY Yes

INDIRECT SALES

No — Cottage food products may only be delivered or relinquished at: the operator's home (not for onsite consumption), the consumer's NJ home, a NJ farmers market or other permitted NJ location. Products cannot be sold to wholesale establishments, retail food establishments, or shipped out of state. Online and phone order-taking is allowed as an ancillary activity, but physical delivery must occur in New Jersey person-to-person or at permitted locations. Charitable bake sales remain exempt under separate provisions.

For the full state-level analysis including the verbatim statute text, see the [New Jersey cottage food law report](#).

STATE-LEVEL REFERENCES

State statute: https://www.nj.gov/health/ceohs/documents/phfpp/njac8_24.pdf

State dept cottage food page: <https://www.nj.gov/health/ceohs/phfpp/cottage-food-operator/>

Forrager.com: <https://forrager.com/law/new-jersey/>

Questions?

Join the Crosodo Forum to discuss Hudson County's specific zoning rules, permits, and what other home bakers are seeing locally.

<https://crosodo.com/nb/new-jersey/udson-county-discuss>
