

COTTAGE FOOD LAW REPORT

Chester County

Pennsylvania · West Chester · FIPS 42029 · Population
536,474 · Crosodo Index #2494*

STATE BASELINE	STATE TIER	ANNUAL SALES CAP (STATE)	CONFIDENCE	LAST VERIFIED
3 Pa.C.S. §§5721–5737	Good	—	MEDIUM	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.

PENNSYLVANIA: CHESTER COUNTY

CROSODO INDEX #2494* · FIPS 42029 · West Chester

Chester County

Population 536,474 · State baseline: 3 Pa.C.S. §§5721–5737 · **MEDIUM**

QUICK VIEW FOR BAKERS IN THIS COUNTY

HOME KITCHEN ALLOWED?

Yes (Must produce only non-hazardous foods not requiring finished-product refrigeration. Kitchen must pass state inspection. Registration required with Pennsylvania Department of Agriculture (\$35/yr). Must first obtain local municipality zoning approval.)

SEPARATE KITCHEN REQUIRED?

No

PETS ALLOWED?

No specific state cottage food pet restriction; general sanitation standards apply per inspection

HOME OCCUPATION PERMIT?

Yes (Pennsylvania LFE application packet requires local municipality zoning approval as first step. Chester County has 73 municipalities (townships, boroughs, and the city of Coatesville). Chester County has no county health department — state PDA directly regulates. Must contact local township or borough for zoning approval.)

ON-SITE / PORCH PICKUP?

Yes

INSPECTION REQUIRED?

Yes (Routine inspection by Pennsylvania Department of Agriculture required before registration and ongoing)

Home kitchen rules

HOME KITCHEN ALLOWED	Yes — Must produce only non-hazardous foods not requiring finished-product refrigeration. Kitchen must pass state inspection. Registration required with Pennsylvania Department of Agriculture (\$35/yr). Must first obtain local municipality zoning approval.
SEPARATE DEDICATED KITCHEN	No
PET RESTRICTIONS	No specific state cottage food pet restriction; general sanitation standards apply per inspection
WATER SUPPLY	Private well water requires testing; municipal water acceptable
HANDWASHING	Required as part of routine home inspection compliance
FOOD STORAGE	Food must be stored in compliant home kitchen conditions

Inspection & permitting

INSPECTION REQUIRED	Yes — Routine inspection by Pennsylvania Department of Agriculture required before registration and ongoing
HOME OCCUPATION PERMIT	Yes — Pennsylvania LFE application packet requires local municipality zoning approval as first step. Chester County has 73 municipalities (townships, boroughs, and the city of Coatesville). Chester County has no county health department — state PDA directly regulates. Must contact local township or borough for zoning approval.
LOCAL BUSINESS LICENSE	Varies

Customer-facing rules

ON-SITE CUSTOMER PICKUP	Yes
ON-SITE SIGNAGE	Conditional
DELIVERY / PICKUP RULES	All venues permitted: direct from home, online, retail stores, restaurants, interstate. Retail Food Facility License may be required for farmers market and event sales. No annual sales cap.
MAX EMPLOYEES IN HOME	Not specified at state level; local zoning may restrict

Relevant county code

3 Pa.C.S. §§5721–5737. Chester County: 73 municipalities with independent zoning codes.

RESEARCH NOTES

Same Pennsylvania LFE state baseline as other PA counties. Chester County is affluent suburban county near Philadelphia. 73 municipalities. No county health department (PDA covers the region). Local zoning approval prerequisite to PDA application. Broad food types allowed, all venues permitted, no sales cap. Confidence medium: state law confirmed; Chester County municipality-level zoning not retrieved.

SOURCES VERIFIED AT RESEARCH TIME

<https://www.chesco.org>

<https://www.pa.gov/agencies/pda/food/food-safety/limited-food-establishment->

<https://ij.org/issues/economic-liberty/homemade-food-seller/pennsylvania/>

Questions? Join the Crosodo Forum to discuss your county's specific zoning rules at <https://crosodo.com/nb/pennsylvania/chester-county-discuss>

Bordering counties — cottage food law

Regulation	Chester County	Lancaster County	Delaware County
HOME KITCHEN ALLOWED	Yes	Yes	Yes
SEPARATE DEDICATED KITCHEN	No	No	No
PETS ALLOWED	No specific state cottage food pet restriction; general sanitation standards apply per inspection	No specific state cottage food pet restriction; general sanitation standards apply per inspection	No specific state cottage food pet restriction; general sanitation standards apply per inspection
INSPECTION REQUIRED	Yes	Yes	Yes
ON-SITE CUSTOMER PICKUP	Yes	Yes	Yes
ON-SITE SIGNAGE	Conditional	Conditional	Conditional
DELIVERY / PICKUP	All venues permitted: direct from home, online, retail stores, restaurants, interstate. Retail Food Facility License may be required for fa...	All venues permitted: direct from home, online, retail stores, restaurants, interstate. Retail Food Facility License may be required for fa...	All venues permitted: direct from home, online, retail stores, restaurants, interstate. Retail Food Facility License may be required for fa...
HOME OCCUPATION PERMIT	Yes	Yes	Yes
LOCAL BUSINESS LICENSE	Varies	Varies	Varies
RESTRICTIONS	Must produce only non-hazardous foods not requiring finished-product refrigeration. Kitchen must pass state inspection. Registration requir...	Must produce only non-hazardous foods not requiring finished-product refrigeration. Kitchen must pass state inspection. Registration requir...	Must produce only non-hazardous foods not requiring finished-product refrigeration. Kitchen must pass state inspection. Registration requir...
FOOD STORAGE	Food must be stored in compliant home kitchen conditions	Food must be stored in compliant home kitchen conditions	Food must be stored in compliant home kitchen conditions
POPULATION	536,474	553,202	575,312

State context — Pennsylvania cottage food law

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

STATUTE	ANNUAL SALES CAP
3 Pa.C.S. §§5721–5737	—
REGISTRATION REQUIRED	FOOD HANDLER CERT
Yes	No
KITCHEN INSPECTION	DIRECT SALES ONLY
Yes	No

INDIRECT SALES

Limited (see notes) — Registration includes sales direct from the production site including internet sales. However, a separate Retail Food Facility License may be required for sales at events or Farmers Markets. Businesses aiming to sell across state lines might also need FDA registration. The registration covers home-based operations in residential kitchens as well as residential-style kitchens in alternate locations such as churches, fire halls, or remodeled garages. Not available in Philadelphia County.

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

STATE-LEVEL REFERENCES

State statute: <https://www.legis.state.pa.us/cfdocs/legis/LI/consCheck.cfm?txtType=HTM&t1=03&div=0&chpt=57>

State dept cottage food page: <https://www.pa.gov/agencies/pda/food/limited-food-establishment.html>

Forrager.com: <https://forrager.com/law/pennsylvania/>

Questions?

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

<https://crosodo.com/nb/pennsylvania/chester-county-discuss>
